

ORDINANCE NO. 28,151

ORDINANCE CLOSING A PORTION OF AN EAST-WEST PORTION OF NE 53RD STREET RIGHT-OF-WAY, AN EAST-WEST PORTION OF THE ALLEY IN BLOCK ONE (1) OF CITY VIEW ADDITION, AND A NORTH-SOUTH PORTION OF NORTH WALNUT AVENUE RIGHT-OF-WAY, EAST OF NORTH OKLAHOMA AVENUE, AND NORTH OF NE 52ND STREET ~~AND DECLARING AN EMERGENCY.~~ *AKS*

~~EMERGENCY~~ ORDINANCE

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF OKLAHOMA CITY:

SECTION 1. The following public way and/or easement in The City of Oklahoma City, Oklahoma, shall be and the same is hereby closed to the public use, to-wit:

Portion of Platted Maryland Street Adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows: BEGINNING at the Northeast corner of Lot One (1), Block One (1), of said CITY VIEW ADDITION; THENCE West along the north line of said Block One (1), a distance of 200 feet to the northwest corner of Lot Eight (8), Block One (1); THENCE North along the extended west line of said Lot Eight (8), a distance of 30 feet to the north line of said CITY VIEW ADDITION; THENCE East along the north line of said CITY VIEW ADDITION, a distance of 225 feet to the northeast corner of said CITY VIEW ADDITION, being the northwest corner of partially vacated Street and Utility Easement recorded at Book 15,944 Page 845 at the Office of the Oklahoma County Clerk; THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15,944 Page 845, a distance of 30 feet to the extended north line of said Block One (1); THENCE West along the extended north line of said Block One (1), a distance of 25 feet to the POINT OF BEGINNING. **AND**

Portion of Platted Walnut Street Adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows: BEGINNING at the Northeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION; THENCE East along the extended north line of said Block One (1), a distance of 25.00 feet to the east line of said CITY VIEW ADDITION, being the west line of partially vacated Street and Utility Easement recorded at Book 15,944 Page 845 at the Office of the Oklahoma County Clerk; THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15,944 Page 845, a distance of 137.83 feet to the extended centerline of a 15 foot alley; THENCE West along the extended centerline of said alley a distance of 25.00 feet to the extended east line of said Block One (1); THENCE North along the extended east line of said Block One (1), a distance of 137.83 feet to the POINT OF BEGINNING. **AND**

Portion of platted alley within Block One (1)

A part of Block One (1), CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows: BEGINNING at the Southeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION; THENCE South along the extended east line of said Block One (1), a distance of 7.50 feet to the centerline of a 15 foot alley; THENCE West along the centerline of said alley, a distance of 200.00 feet to the extended west line of Lot Eight (8), of said Block One (1); THENCE

North along the extended west line of said Lot Eight (8), a distance of 7.50 feet to the Southwest corner of said Lot Eight (8); THENCE East along the South line of said Block One (1), a distance of 200.00 feet to the POINT OF BEGINNING.

SECTION 2. That all rights of The City or any public or quasi-public corporation with reference to any public or quasi-public works or utilities, including but not limited to a perpetual easement for water and wastewater, drainage, stormwater, sidewalks, and traffic controls systems (collectively "City Systems") are hereby expressly reserved and the above closing shall in no way impair the right to erect, construct, or repair poles, pipes, wires, conduits, or sewers, including but not limited to the City Systems and the purpose of such construction, repair, operation, maintenance, expansion, and replacement of the City Systems and associated facilities, connections, utilities, and appurtenances thereto including the right of ingress and egress and all right, title and interest in and to any soil, earthen material, fixture, and appurtenances incidentally removed during the use of a perpetual easement under and over the above described public way or easement is hereby expressly reserved and, **when in the opinion of the Council it shall be necessary, the same may be re-opened without expense to the City.** In the event any excavation or fill is made therein all City Systems and equipment incident thereto shall be raised or otherwise protected so that no seepage into such City Systems shall occur by reason of the use made of the above closed public way or easement and that no impairment of the use of City Systems shall be caused by reason of such use. Any damage caused to such City Systems as aforesaid shall be borne by the person, firm, or corporation making use of the above closed public way or easement.

SECTION 3. (EMERGENCY) ~~WHEREAS~~ it being immediately necessary for the preservation of the peace, health, safety, and public good of Oklahoma City and the inhabitants thereof that the provisions of this ordinance be put into full force and effect, an emergency is hereby declared to exist by reason whereof this ordinance shall take effect, and be in full force from and after its passage, as provided by law.

INTRODUCED AND READ in open meeting of the Council of The City of Oklahoma City, Oklahoma, on this 18TH day of AUGUST, 2026.

PASSED by the Council and **SIGNED** by the Mayor of the of The City of Oklahoma City, Oklahoma, this 29TH day of SEPTEMBER, 2026.

ATTEST:

Amy K Simpson
CITY CLERK



David Holt
MAYOR

REVIEWED for form and legality.

Wendy Kellner
ASSISTANT MUNICIPAL COUNSELOR



The City of Oklahoma City
Planning Department, Subdivision and Zoning
 420 West Main Street, Suite 910, Oklahoma City, Oklahoma, 73102
 Phone: (405) 297-2623 – Web: <https://www.okc.gov>

APPLICATION FOR CLOSING

Public Way (Street / Alley) or Easement

PIVOT, INC.

Name of Applicant

140 NE 53rd Street, Oklahoma City, OK 73105

Address / Location of Property

Prepare newly acquired parcel for future expansion of existing campus.

Purpose Statement / Development Goal

Staff Use Only:	1164
Case No.: CE	5-27-26
File Date:	7
Ward No.:	OKC Adventure District
Nbhd. Assoc.:	OKC
School District:	I-2
Extg Zoning:	
Overlay:	

Vacant

Present Use of Property

SUBMITTAL REQUIREMENTS:

- ☐ 1.) One (1) Typed Legal Description of Easement Closure area in MS Word file (.doc or .docx) format.
- ☐ 2.) One (1) copy of Recorded Deed(s), with Exhibit(s), for each property owner requesting closure.
- ☐ 3.) One (1) copy of Letter of Authorization from Property Owner (s) listing Designated Representative if Applicant is not a Property Owner of record.
- ☐ 4.) One (1) copy of Property Owners Report listing all property owners who own property within a 300-foot buffer area of the property to be closed. The list **MUST** include the mailing address and the legal description of their property and **MUST** be current to within 30 days of the date of submittal of the application. A minimum of 15 separate individual property owners is required. If there are less than 15 individual owners within the 300-foot buffer, the radius must be extended by increments of 100 feet until the list contains no less than 15 owners. Provide One (1) PDF (.pdf) file version, AND one (1) MS Excel (.xls or .xlsx) file version.
- ☐ 5.) One (1) Signed and Notarized copy of "Affirmation" that the Property Owners Report listings are true and correct unless the list is prepared by a Certified Abstractor or County official.
- ☐ 6.) One (1) Petition of Request for Public Way or Easement Closure. Consisting of written consent from property owners who own more than Fifty Percent (50%) of the total frontage of the easement sought to be closed. Said petition must include all consenting property owners' names, signatures with date(s), subject property address, mailing address(es), telephone number(s), email contact information, and copy of each applicants deed in .pdf file format. Reference "Easement Closure Petition Sample" document for preferred formatting.
- ☐ 7.) One (1) map which indicates the location of the public way/easement to be closed. This map must illustrate property ownership lines and indicate the owner's names of all property owners requesting closure.
- ☐ **OPTIONAL BUT RECOMMENDED:** One (1) certified Topographic Survey showing all existing utilities, with dimensions, within the proposed easement closure area. Maps, Site Plan and, or Survey Exhibits must be 600dpi minimum resolution, scalable, and in a .pdf file format. Photographic file formats of drawings, maps, or other documents will not be accepted.
- ☐ A filing fee of \$1860.00 must be remitted within One (1) business day of submittal confirmation. (Online payment available / preferred.)

Property Owner Information (if other than Applicant):

PIVOT, INC.

Name

201 NE 50th Street

Mailing Address

Oklahoma City, OK 73105

City, State, Zip Code

Phone

Email

Paul Lefebvre
 Signature of Applicant

Paul Lefebvre

Applicant's Name (please print)

522 Colcord Drive

Applicant's Mailing Address

Oklahoma City, OK 73105

City, State, Zip Code

405.232.0080

Phone

lefebvre@wbflaw.com

Email

Submit your Application by Email to Subdivisionandzoning@OKC.gov

Compressed files (.zip, etc..) or links to FileShare services (Dropbox, Google Drive, etc..) can not be accepted for security purposes.



WARRANTY DEED

That 52nd Street Warehouse, LLC, Party of the first part, in consideration of the sum of Ten And No/100 Dollars (\$10.00) and other valuable considerations, in hand paid, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto Pivot Inc., an Oklahoma not-for-profit corporation, party of the second part, the following described real property and premises situate in Oklahoma County, State of Oklahoma, to-wit:

Lots One (1) through Four (4), in Block One (1) of CITY VIEW ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof.

Lots Five (5) through Eight (8), in Block One (1) of CITY VIEW ADDITION, to Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof.

together with all the improvements thereon and the appurtenances thereunto belonging and warrant the title to the same.

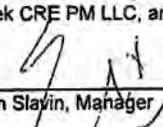
TO HAVE AND TO HOLD said described premises unto the said part of the second part, heirs and assigns of the survivor, forever, free, clear, and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature.

EXCEPT covenants, conditions, easements, and restrictions of record.

Signed and delivered this 29th day of January, 2025.

52nd Street Warehouse, LLC

By: Creek CRE PM LLC, an Oklahoma limited liability company, its Manager

By: 

Ethan Slavin, Manager

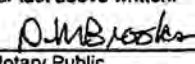
State of OKLAHOMA

County of OKLAHOMA

Before me, the undersigned, a Notary Public, in and for said County and State, on this 28 day of January, 2025, personally appeared Ethan Slavin, Manager of Creek CRE PM LLC, an Oklahoma limited liability company Manager of 52nd Street Warehouse, LLC, to me known as the identical person who executed the within and foregoing instrument and acknowledged to me that he executed the same as his free and voluntary act and deed for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.




Notary Public
My Commission Expires _____

Mail Tax Statements To:
Pivot Inc., an Oklahoma not-for-profit corporation
201 NE SOB
Suite 15105

PRESENTED FOR FILING BY AND RETURN TO:

Titan Title & Closing Platinum LLC
6301 Waterford Blvd.
Suite 325
Oklahoma City, OK 73118
File No.: PL24-0527
Name of Title Insurer, if any:
First American Title Insurance Company

OAG 2024-2 - NON-EXEMPT BUSINESS/TRUST

Exhibit to Deed**AFFIDAVIT OF LAND OR MINERAL OWNERSHIP: BUSINESS OR TRUST**

STATE OF OKLAHOMA)

COUNTY OF Oklahoma)

TO: THE ATTORNEY GENERAL OF THE STATE OF OKLAHOMA

Before me, the undersigned Jennifer Goodrich
 (list legal name and any aliases) (the "Affiant"), who, having been first duly sworn, deposes and states:

1. I am eighteen (18) years of age or older and have personal knowledge of the statements made herein.
2. I am a/an President (role, such as titled officer or trustee) of Pivot Inc. an Oklahoma not-for-profit corporation (legal name, along with any trade or fictitious names, of business, trust, or other legal entity) (referred to herein as the "Entity"). I am duly authorized to record this Affidavit on behalf of the Entity, which is taking title to the real property identified in the Deed to which this Affidavit is attached (the "Property"), and to bind the Entity for the consequences of any false statements in this Affidavit.
3. This Affidavit is executed in accordance with and pursuant to 60 O.S. § 121, which provides in part as follows:
 No alien or any person who is not a citizen of the United States or foreign government adversary shall acquire title to or own land in this state either directly or indirectly through a business entity, trust, or foreign government enterprise, except as hereinafter provided, but they shall have and enjoy in this state such rights as to personal property as are, or shall be, accorded a citizen of the United States under the laws of the nation to which such alien belongs, or by the treaties of such nation with the United States, except as the same may be affected by the provisions of Section 121 et seq. of this title or the Constitution of this state. Provided, however, the requirements of this subsection shall not apply to a business entity that is engaged in regulated interstate commerce or has a national security agreement with the Committee on Foreign Investment in the United States (CFIUS) in accordance with federal law.
4. The Entity acquired title to the Property in compliance with the requirements of 60 O.S. § 121 and no funding source was used in the sale or transfer of the Property in violation of 60 O.S. § 121 or any other state or federal law.
5. If the Entity is a trust, its grantor(s), trustees and all direct and contingent beneficiaries are United States citizens or bona fide residents of the State of Oklahoma. If the Entity is a business, its direct and indirect owner(s) is/are United States citizens(s) or bona fide residents of the State of Oklahoma.
6. I acknowledge and understand that making or causing to be made a false statement in this affidavit may subject me to criminal prosecution for perjury and/or subject me and/or the Entity to being liable for actual damages suffered or incurred by any person or other entity as a result or consequence of the making of or reliance upon such false statement.

FURTHER AFFIANT SAYETH NOT.

AFFIANT, individually and as authorized agent of the Entity

Date

1/29/2025

The foregoing instrument was subscribed and sworn to before me this 29 day of January
 2025 by Jennifer Goodrich.



NOTARY PUBLIC

My Commission Expires:

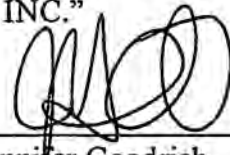
My Commission Number:

LETTER OF AUTHORIZATION

I, Jennifer Goodrich, Chief Executive Officer of PIVOT, INC., an Oklahoma not for profit corporation, authorizes Paul Lefebvre and the firm of Williams, Box, Forshee & Bullard P.C., to make application for municipal approvals and to do all things necessary for the advancement of such application with respect to the property at the following location 201 NE 50th Street, Oklahoma City, OK 73105.

"PIVOT, INC."

By:



Jennifer Goodrich

Its:

Chief Executive Officer

Date:

4/29/20

PETITION FOR RIGHT OF WAY CLOSURE

PIVOT, INC., an Oklahoma not for profit corporation, hereby requests that portions of three adjacent public rights of way created by means of the final plat of City View Addition be closed to public use by an ordinance approved by the City Council of The City of Oklahoma City. The final plat of City View Addition was recorded November 15, 1906, in Book 6 of Plats, Page 82, in the office of the Oklahoma County Clerk. A single legal description combining the descriptions of the aforementioned portions of the three adjacent public rights of way to be closed to public use, marked as **Exhibit A**, is enclosed.

PIVOT, INC., owns the total frontage of the public rights of way to be closed. The property owned by PIVOT, Inc. (that being Lots 1 through 8, Block 1, City View Addition) has never been developed and does not have a street address assigned to it. The property owners address is 201 NE 50th Street, Oklahoma City, OK 73105. The telephone number for PIVOT is 405.235.7537 and the President and CEO of PIVOT is Jennifer Goodrich. Her email address is jennifer.goodrich@pivotok.org; however, I represent PIVOT in this matter and am the Applicant identified on the Application for Closing. As such, all communication should be directed to me

“PIVOT, INC.”



By: Jennifer Goodrich

Its: Chief Executive Officer

Date: 5/26/20



A TURNING POINT FOR YOUTH

201 NE 50TH ST.
OKLAHOMA CITY, OK 73105

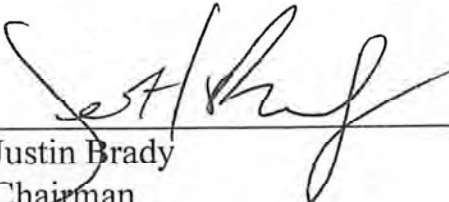
405.235.7537
PIVOTOK.ORG

Temporary Letter to Obligate

This letter affirms that during the temporary absence of Jennifer Goodrich, President and CEO of Pivot, Inc., the Board of Trustees has authorized Gregory Shannon-O'Shea to act on her behalf.

In this role, Greg is entrusted with appropriate decision-making authority to ensure continuity of operations and support the ongoing work of the organization.

This authorization is effective from Saturday, May 23, 2026, through May 31, 2026.


Justin Brady
Chairman
Pivot, Inc. Board of Trustees




#18008177
exp. 08/16/2026

CERTIFICATE OF BONDED ABTRACTOR
(700 FEET RADIUS REPORT)

STATE OF OKLAHOMA)
) §:
COUNTY OF OKLAHOMA)

The undersigned bonded abstractor in and for Oklahoma County, State of Oklahoma, does hereby certify that the following Ownership is true and correct according to the current year's tax rolls in the office of the County Treasurer of Oklahoma County, Oklahoma, as updated by the records of the County Clerk of Oklahoma County, Oklahoma; that the owners, as reflected by said records, are based on the last conveyance or final decree of record of certain properties located within 700 feet in all directions of the following described land:

See Attached Exhibits

and find the following owners, addresses and brief legal descriptions on the attached pages numbered from (1) to (6), both inclusive.

NOTICE TO CUSTOMERS: This report is released with the understanding that the information is strictly confidential. This report contains information from public land records only and is not to be construed as an abstract of title, opinion of title, title commitment, title insurance policy, or environmental research report. As used herein, the term "public land records" means those land records which under the recording laws of the applicable state, impart constructive notice to the third parties with respect to recorded, unreleased or record instruments memorializing legal interests in real estate. The company suggests that you contact your attorney for matters of a legal nature or legal opinion. We have exercised due care and diligence in preparing this report, however, the Abstractor does not guarantee validity of the title and acceptance of this report by the Company or person(s) for whom this report is made, constitutes agreement and confirmation of the limitation of this report.

Dated: April 23, 2026 at 7:30 AM

First American Title Insurance Company

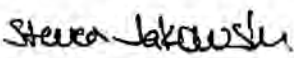
By: 
Steven Jakowski
Abstractor License No. 4192
OAB Certificate of Authority # 0049
File No. 2990982-OK99

EXHIBIT 'A'

LEGAL DESCRIPTION – Portion of Platted Maryland Street adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows:

BEGINNING at the Northeast corner of Lot One (1), Block One (1), of said CITY VIEW ADDITION;

THENCE West along the north line of said Block One (1), a distance of 200 feet to the northwest corner of Lot Eight (8), Block One (1);

THENCE North along the extended west line of said Lot Eight (8), a distance of 30 feet to the north line of said CITY VIEW ADDITION;

THENCE East along the north line of said CITY VIEW ADDITION, a distance of 225 feet to the northeast corner of said CITY VIEW ADDITION, being the northwest corner of partially vacated Street and Utility Easement recorded at Book 15944 Page 845 at the Office of the Oklahoma County Clerk;

THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15944 Page 845, a distance of 30 feet to the extended north line of said Block One (1);

THENCE West along the extended north line of said Block One (1), a distance of 25 feet to the POINT OF BEGINNING.

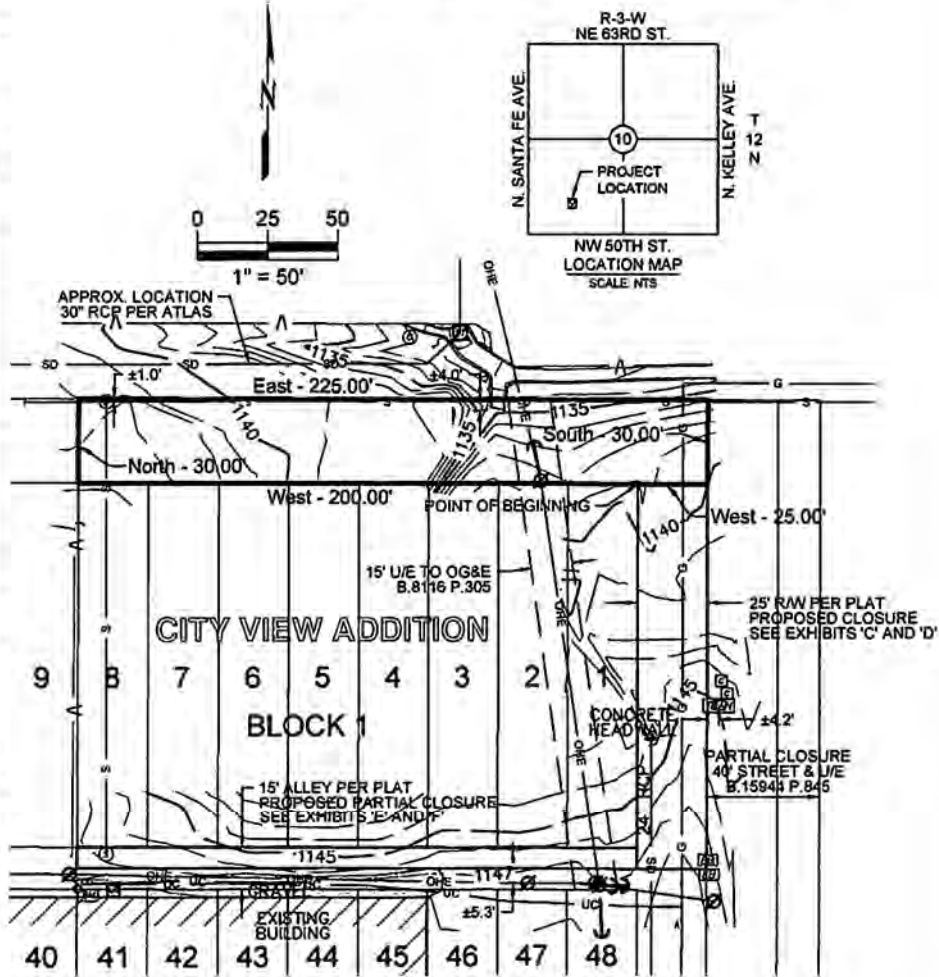
Containing 6,750 square feet or 0.155 acres, more or less.

Reference Exhibit 'B' for layout exhibit.

\\fs-serve\civil\projects\2580105 PIVOT OKC Easement-ROW Closure\06 Survey Production\01 Drawings\2580105 Exhibit B - North Right of Way Closure.dwg PLOT: 11/25/2025 6:48:41 AM ORIG SIZE: 8.5"X14"

EXHIBIT 'B' RIGHT OF WAY CLOSURE

A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND

- ☒ A/C UNIT
- ☒ COMM. MANHOLE
- ☒ COMM. PEDESTAL
- ☒ POWER POLE
- ☒ GUY ANCHOR
- ☒ ELECTRIC BOX
- ☒ ELECTRIC METER
- ☒ ELECTRIC TRANSFORMER
- ☒ SEWER CLEAN-OUT
- ☒ SANITARY SEWER MANHOLE
- ☒ STORM DRAIN MANHOLE
- ☒ CHAIN LINK FENCE
- ☒ UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'A' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



wallace
design
collective

wallace design collective, p.c.
structural-civil-landscape-survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.236.5858
wallace.design
ok ca 1460 exp. 04-30-2027

RIGHT OF WAY CLOSURE

REV.	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

EXHIBIT 'C'

LEGAL DESCRIPTION – Portion of Platted Walnut Street adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows:

BEGINNING at the Northeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION;

THENCE East along the extended north line of said Block One (1), a distance of 25.00 feet to the east line of said CITY VIEW ADDITION, being the west line of partially vacated Street and Utility Easement recorded at Book 15944 Page 845 at the Office of the Oklahoma County Clerk;

THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15944 Page 845, a distance of 137.83 feet to the extended centerline of a 15 foot alley;

THENCE West along the extended centerline of said alley a distance of 25.00 feet to the extended east line of said Block One (1);

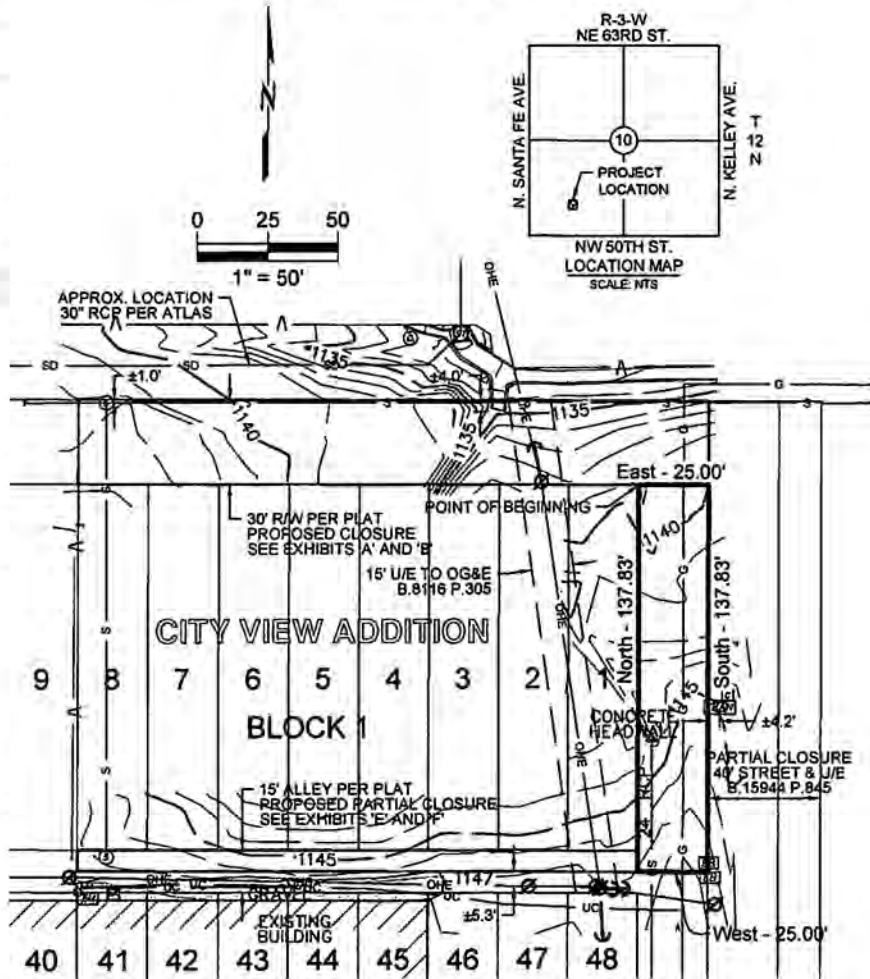
THENCE North along the extended east line of said Block One (1), a distance of 137.83 feet to the POINT OF BEGINNING.

Containing 3,446 square feet or 0.079 acres, more or less.

Reference Exhibit 'D' for layout exhibit.

\\fs-serve\civil\Projects\2580105 PIVOT OKC Easement-ROW Closure\08 Survey Production\01 Drawings\2580105 Exhibit D - East Right of Way Closure.dwg PLOT:11/25/2025 6:47:18 AM ORIG SIZE:8.5"x14"

EXHIBIT 'D'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'C' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



wallace
design
collective

wallace design collective, pc
structural - civil landscape - survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.234.5858
wallace.design
ok ca 1460 exp. 04-30-2027

RIGHT OF WAY CLOSURE

REV	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

EXHIBIT 'E'

LEGAL DESCRIPTION – Portion of platted alley within Block One (1)

A part of Block One (1), CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows:

BEGINNING at the Southeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION;

THENCE South along the extended east line of said Block One (1), a distance of 7.50 feet to the centerline of a 15 foot alley;

THENCE West along the centerline of said alley, a distance of 200.00 feet to the extended west line of Lot Eight (8), of said Block One (1);

THENCE North along the extended west line of said Lot Eight (8), a distance of 7.50 feet to the Southwest corner of said Lot Eight (8);

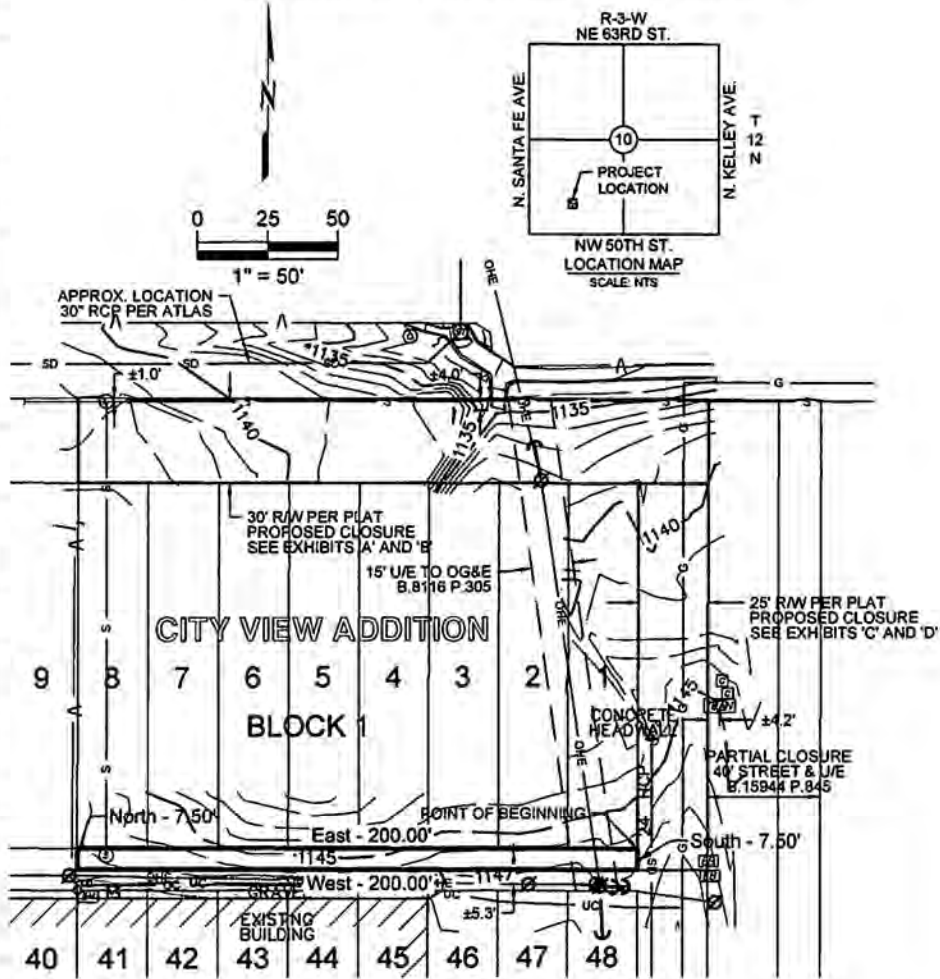
THENCE East along the South line of said Block One (1), a distance of 200.00 feet to the POINT OF BEGINNING.

Containing 1,500 square feet or 0.034 acres, more or less.

Reference Exhibit 'F' for layout exhibit.

\\nfs-server\civil\Projects\2580105 PIVOT OKC Enment-ROW Closure\06 Survey Production\01 Drawings\2580105 Exhibit F - South Right of Way Closure.dwg PLOT: 11/25/2025 6:47:46 AM ORIG SIZE: 8.5"X14"

EXHIBIT 'F'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'E' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



wallace
design
collective

wallace design collective, pc
structural - civil - landscape - survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.234.5656
wallace.design
ok ca 1480 exp. 04-30-2027

RIGHT OF WAY CLOSURE

REV.	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

OWNERSHIP REPORT
ORDER 2990982-OK99

EFFECTIVE DATE: APRIL 23, 2026 AT 7:30 AM

MAP NO	ACCOUNT NO	NAME 1	NAME 2	MAILING ADDRESS	CITY	STATE	ZIP CODE	SUB NAME	BLOCK	LOT	LEGAL	LOCATION
2639	R085750100	PIVOT INC		201 NE 50TH ST	OKLAHOMA CITY	OK	73105-1811	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 1 THRU 4	0 UNKNOWN OKLAHOMA CITY
2639	R085750200	PIVOT INC		201 NE 50TH ST	OKLAHOMA CITY	OK	73105-1811	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 5 THRU 8	0 UNKNOWN OKLAHOMA CITY
2639	R085750500	SOONER PROPERTIES LLC		200 NE 48TH ST	OKLAHOMA CITY	OK	73105-3313	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 9 THRU 24	100 NE 53RD ST OKLAHOMA CITY
2639	R085750550	MNR ENTERPRISES LLC		101 NE 52ND ST	OKLAHOMA CITY	OK	73105-1827	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 25 THRU 32	101 NE 52ND ST OKLAHOMA CITY
2639	R085751100	DORSEY WILLIAM C & LAWANA F TRS	DORSEY WC & LAWANA TRUST	PO BOX 5182	EDMOND	OK	73083	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 33 THRU 36	121 NE 52ND ST, Unit 240 OKLAHOMA CITY
2639	R085751200	DORSEY WILLIAM C & LAWANA F TRS	DORSEY WC & LAWANA TRUST	4111 WENDELL DR	EDMOND	OK	73013	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 37 & 38	0 UNKNOWN OKLAHOMA CITY
2639	R085751300	52ND STREET WAREHOUSE LLC		PO BOX 53371	OKLAHOMA CITY	OK	73152	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 39 THRU 42	133 NE 52ND ST OKLAHOMA CITY
2639	R085751400	52ND STREET WAREHOUSE LLC		PO BOX 53371	OKLAHOMA CITY	OK	73152	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 43 & 44	133 NE 52ND ST OKLAHOMA CITY
2639	R085751450	52ND STREET WAREHOUSE LLC		PO BOX 53371	OKLAHOMA CITY	OK	73152	CITY VIEW ADDITION	1	45	CITY VIEW ADDITION 001 045	133 NE 52ND ST OKLAHOMA CITY
2639	R085751500	OKLAHOMA CITY SMSA TOWER HOLDINGS LLC		1 BELL CTR RM 36M01	SAINT LOUIS	MO	63101	CITY VIEW ADDITION	1	0	CITY VIEW ADDITION 001 000 LOTS 46 THRU 48	141 NE 52ND ST OKLAHOMA CITY
2639	R085751700	MTC DEVELOPERS LLC		45 NE 52ND ST	OKLAHOMA CITY	OK	73105-1825	CITY VIEW ADDITION	2	0	CITY VIEW ADDITION 002 000 W7FT OF LOT 3 & LOTS 4 THRU 6	0 UNKNOWN OKLAHOMA CITY
2639	R085752000	OKMETROLAW LLC		24 NE 53RD ST	OKLAHOMA CITY	OK	73105-1832	CITY VIEW ADDITION	2	0	CITY VIEW ADDITION 002 000 LOTS 7 THRU 12	24 NE 53RD ST OKLAHOMA CITY

OWNERSHIP REPORT
ORDER 2990982-OK99

EFFECTIVE DATE: APRIL 23, 2026 AT 7:30 AM

2639	R085753200	OKLA GROCERS ASSOCIATION INC		PO BOX 18716	OKLAHOMA CITY	OK	73154-0716	CITY VIEW ADDITION	2	0	CITY VIEW ADDITION 002 000 LOTS 31 THRU 40 & W4FT OF LOT 41	25 NE 52ND ST OKLAHOMA CITY
2639	R085753250	MTC DEVELOPERS LLC		45 NE 52ND ST	OKLAHOMA CITY	OK	73105-1825	CITY VIEW ADDITION	2	0	CITY VIEW ADDITION 002 000 E21FT OF LOT 41 & ALL LOT 42	0 UNKNOWN OKLAHOMA CITY
2639	R085753600	MTC DEVELOPERS LLC		45 NE 52ND ST	OKLAHOMA CITY	OK	73105-1825	CITY VIEW ADDITION	2	0	CITY VIEW ADDITION 002 000 LOTS 1 & 2 & E18FT OF LOT 3 PLUS LOTS 43 THRU 48	45 NE 52ND ST OKLAHOMA CITY
2639	R085753700	GARRETT AND COMPANY LLC		9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	3	0	CITY VIEW ADDITION 003 000 LOTS 1 & 2	98 NE 52ND ST OKLAHOMA CITY
2639	R085753800	HAIL YEAH INVESTMENTS LLC		3141 NW 63RD ST, Unit 4	OKLAHOMA CITY	OK	73116	CITY VIEW ADDITION	3	0	CITY VIEW ADDITION 003 000 LOTS 3 THRU 6	36 NE 52ND ST OKLAHOMA CITY
2639	R085754000	BALL KEITH		608 NW 39TH ST	OKLAHOMA CITY	OK	73118-7038	CITY VIEW ADDITION	3	0	CITY VIEW ADDITION 003 000 LOTS 7 THRU 10 & LOTS 41 & 42	30 NE 52ND ST OKLAHOMA CITY
2639	R085755100	MORGAN ROAD LLC	C/O OPTIMA REAL ESTATE SERVICES	111 S ELGIN AVE	TULSA	OK	74120-1816	CITY VIEW ADDITION	3	0	CITY VIEW ADDITION 003 000 LOTS 43 THRU 48	45 NE 51ST ST OKLAHOMA CITY
2639	R085755500	GARRETT AND COMPANY LLC		9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 5 & 6	0 UNKNOWN OKLAHOMA CITY
2639	R085755600	GARRETT AND COMPANY LLC		9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	4	7	CITY VIEW ADDITION 004 007	0 UNKNOWN OKLAHOMA CITY
2639	R085755700	GARRETT AND COMPANY LLC		9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 8 & 9	0 UNKNOWN OKLAHOMA CITY
2639	R085755800	GARRETT AND COMPANY LLC		9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 10 & 11	0 UNKNOWN OKLAHOMA CITY
2639	R085755900	GADDIS-WALKER ELECTRIC INC		500 E BRITTON RD	OKLAHOMA CITY	OK	73114-7701	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 12 & 13	0 UNKNOWN OKLAHOMA CITY
2639	R085756000	GADDIS-WALKER ELECTRIC INC		500 E BRITTON RD	OKLAHOMA CITY	OK	73114-7701	CITY VIEW ADDITION	4	14	CITY VIEW ADDITION 004 014	0 UNKNOWN OKLAHOMA CITY

OWNERSHIP REPORT
ORDER 2990982-OK99

EFFECTIVE DATE: APRIL 23, 2026 AT 7:30 AM

2639	R085756100	GADDIS-WALKER ELECTRIC INC	500 E BRITTON RD	OKLAHOMA CITY	OK	73114-7701	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 15 & 16	0 UNKNOWN OKLAHOMA CITY
2639	R085756400	MTC DEVELOPERS LLC	45 NE 52ND ST	OKLAHOMA CITY	OK	73105-1825	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION BLK 004 LOT 000 LOTS 17 THRU 24	100 NE 52ND ST OKLAHOMA CITY
2639	R085756500	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 25 THRU 34	105 NE 51ST ST OKLAHOMA CITY
2639	R085757000	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 35 THRU 40	UNKNOWN
2639	R085757050	GARRETT AND COMPANY LLC	9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 1 THRU 4 & 41 THRU 48	0 UNKNOWN OKLAHOMA CITY
2639	R085757050	GARRETT AND COMPANY LLC	9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316	CITY VIEW ADDITION	4	0	CITY VIEW ADDITION 004 000 LOTS 1 THRU 4 & 41 THRU 48	0 UNKNOWN OKLAHOMA CITY
2639	R085757250	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 5 THRU 8 PLUS N/2 VACATED ALLEY ADJ LTS ON S	0 UNKNOWN OKLAHOMA CITY
2639	R085757500	DUNLAP INVESTMENTS LLC	13310 HICKORY HILLS RD	ARCADIA	OK	73007	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 17 THRU 20	108 NE 51ST ST OKLAHOMA CITY
2639	R085757550	DUNLAP INVESTMENTS LLC	13310 HICKORY HILLS RD	ARCADIA	OK	73007	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 21 THRU 24	100 NE 51ST ST OKLAHOMA CITY
2639	R085757800	HERITAGE MANAGEMENT INC	121 NE 50TH ST	OKLAHOMA CITY	OK	73105-1809	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 E2FT OF LOT 31 & ALL OF LOTS 32 THRU 36 & W5FT OF LOT 37 & S/2 VACATED ALLEY ADJ ON N ALSO DESCRIBED AS BEG 1000FT E & 33FT N OF SW/C SW4 SEC 10 12N 3W TH W132FT N137.83FT E132FT S137.83FT TO BEG	121 NE 50TH ST OKLAHOMA CITY
2639	R085757810	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 9 THRU 16 & N/2 VACATED ALLEY ADJ LTS ON S	UNKNOWN

OWNERSHIP REPORT
ORDER 2990982-OK99

EFFECTIVE DATE: APRIL 23, 2026 AT 7:30 AM

2639	R085757820	OAK HILLS PRIVATE EQUITY FIND LLC	121 NE 50TH ST	OKLAHOMA CITY	OK	73105- 1809	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 29 & 30 PLUS W23FT OF LOT 31 & S/2 VACATED ALLEY ADJ LTS ON N ALSO DESCRIBED AS BEG 795FT E & 33FT N OF SW/C SW4 SEC 10 12N 3W TH N137.83FT E73FT S137.83FT W73FT TO BEG	UNKNOWN
2639	R085757830	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120- 4717	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 E20FT OF LOT 37 & ALL OF LOTS 38 THRU 40 & S/2 VACATED ALLEY ADJ LTS ON N ALSO DESCRIBED AS BEG 1095FT E & 33FT N OF SW/C SW4 SEC 10 12N 3W TH W95FT N137.83FT E95FT S137.83FT TO BEG	UNKNOWN
2639	R085757850	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120- 4717	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 41 THRU 43 PLUS S/2 VACATED ALLEY ADJ LTS ON N	125 NE 50TH ST OKLAHOMA CITY
2639	R085757900	DSC INVESTMENTS LLC	5613 NW 125TH ST	OKLAHOMA CITY	OK	73142	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 005 000 LOTS 1 THRU 4 & N/2 VACATED ALLEY ADJ SD LTS & LOTS 44 THRU 48 & S/2 VACATED ALLEY ADJ SD LTS PLUS A STRIP OF GROUND BEG SE/C BLK 5 TH N275.81FT E6FT S275.80FT W6FT TO BEG	131 NE 50TH ST OKLAHOMA CITY
2639	R085757950	BLOUGH JAY	6015 S I 35 SERVICE RD	OKLAHOMA CITY	OK	73149- 2101	CITY VIEW ADDITION	5	0	CITY VIEW ADDITION 006 000 LOTS 1 THRU 6	44 NE 51ST ST, Unit A OKLAHOMA CITY

OWNERSHIP REPORT
ORDER 2990982-OK99

EFFECTIVE DATE: APRIL 23, 2026 AT 7:30 AM

2639	R123291020	OK LINCOLN AT CENTRAL PARK LLC	ATTN ACCOUNTING	9757 NE JUANITA DR STE 300	KIRKLAND	WA	98034	CENTRAL PARK OFFICE ESTATE	0	0	CENTRAL PARK OFFICE ESTATE 000 000 LOT 3 & PT SW4 SEC 10 12N 3W DESCRIBED AS BEG 990FT N & 1243.10FT E OF SW/C SW4 TH NWLY631.84FT NELY115.07FT ELY45FT ELY47.86FT NELY306.36FT SE60FT SELY ON A CURVE 64.85FT SELY473.85FT SE10FT SWLY ON A CURVE RIGHT 66.63FT SE60FT NELY ALONG A CURVE 49.78FT SE36.08FT SELY ON A CURVE 109FT SE23.40FT SELY ON A CURVE 116.53FT SELY33.96FT SELY ON A CURVE 78.85FT NE30FT SELY91.20FT W1000.84FT TO BEG CONT 14.22ACRS MORE OR LESS	500 CENTRAL PARK DR OKLAHOMA CITY
2639	R133084430	PIVOT		201 NE 50TH ST	OKLAHOMA CITY	OK	73105- 1811	UNPLTD PT SEC 10 12N 3W	0	0	UNPLTD PT SW4 SEC 10 12N 3W BEG 1320FT E & 532FT N OF SW/C OF SW4 E669.51FT N458FT W669.51FT S458FT TO BEG	203 NE 50TH ST OKLAHOMA CITY
2639	R133084435	PIVOT INC		201 NE 50TH ST	OKLAHOMA CITY	OK	73105- 1811	UNPLTD PT SEC 10 12N 3W	0	0	UNPLTD PT SW4 SEC 10 12N 3W BEG 1320FT E OF SW/C SW4 TH E338.12FT N330FT E331.60FT N202FT W669.51FT S532FT TO BEG	201 NE 50TH ST OKLAHOMA CITY
2639	R133085200	OKLAHOMA STATE	MEDICAL ASSOCIATION	313 NE 50TH ST STE 2	OKLAHOMA CITY	OK	73105- 1829	UNPLTD PT SEC 10 12N 3W	0	0	UNPLTD PT SEC 10 12N 3W 000 000 PT SW4 SEC 10 12N 3W BEG 660FT W OF SE/C SW4 TH N330FT W330FT S330FT E330FT BEG	313 NE 50TH ST OKLAHOMA CITY
2639	R133085400	LINCOLN PARK H LLC	TWO DAFFODIL HOLDINGS OKLAHOMA LLC	99 WALL ST, Unit 795	NEW YORK	NY	10005	UNPLTD PT SEC 10 12N 3W	0	0	UNPLTD PT SW4 SEC 10 12N 3W BEG 330FT N & 194.85FT W OF SE/C SW4 TH W465.15FT N330FT E359.47FT SE346.59FT TO BEG SUBJ TO ESMTS OF RECORD OR TR 6 OF SW4	5207 BEVERLY DR OKLAHOMA CITY
2639	R133086000	QUBIT GROUP LLC		325 WINDYCREST DR	ANN ARBOR	MI	48105	UNPLTD PT SEC 10 12N 3W	0	0	UNPLTD PT SW4 SEC 10 12N 3W BEG 660FT N & 660FT W OF SE/C SW4 TH N330FT E249FT TO CENTER OF BLVD SELY ALONG SD CENTER OF BLVD 356FT W356FT TO BEG OR TR 9 OF SW4	5301 BEVERLY DR OKLAHOMA CITY

OWNERSHIP REPORT
ORDER 2990982-OK99

EFFECTIVE DATE: APRIL 23, 2026 AT 7:30 AM

2639	R133068450	OK LINCOLN AT CENTRAL PARK LLC	ATTN ACCOUNTING	9757 NE JUANITA DR STE 300	KIRKLAND	WA	98034	UNPLTD PT SEC 10 12N 3W	D	D	UNPLTD PT SW4 SEC 10 12N 3W BEG 990FT N & 233.91FT E OF SW/C SW4 TH N288.47FT W152.88FT NE30.46FT E159.79FT NELY359.96FT N164.05FT NELY385.48FT NELY180.27FT E717.11FT S278.95FT SELY96.09FT SELY 166.68FT NELY45FT SELY117.75FT SWLY306.27FT WLY47.84FT WLY45FT SWLY115.07FT SELY100FT SELY531.67FT W1008.81FT TO BEG SUBJ TO ESMTS OF RECORD EX BEG 990.03FT N & 233.91FT E & 288.47FT N & 152.88FT W & 30.46FT NE & 159.79FTE & 359.96FT NE & 164.05FT N & 385.48FT NE & 120.96FT NE OF SW/C SW4 TH NE59.31FT E276.99FT SW100FT W222.30FT TO BEG & EX BEG 990.03FT N & 233.91FT E & 288.47FT N & 152.88FT W & 30.46FT NE & 159.79FTE & 359.96FT NE & 164.05FT N & 385.48FT NE & 180.27FT NE & 437.40FT E OF SW/C SW4 TH E279.71FT S132.89FT W28119FT N132.89FT TO BEG	101 NE 53RD ST OKLAHOMA CITY
------	------------	--------------------------------------	--------------------	----------------------------------	----------	----	-------	-------------------------------	---	---	--	---------------------------------

EXHIBIT 'A'

LEGAL DESCRIPTION – Portion of Platted Maryland Street adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows:

BEGINNING at the Northeast corner of Lot One (1), Block One (1), of said CITY VIEW ADDITION;

THENCE West along the north line of said Block One (1), a distance of 200 feet to the northwest corner of Lot Eight (8), Block One (1);

THENCE North along the extended west line of said Lot Eight (8), a distance of 30 feet to the north line of said CITY VIEW ADDITION;

THENCE East along the north line of said CITY VIEW ADDITION, a distance of 225 feet to the northeast corner of said CITY VIEW ADDITION, being the northwest corner of partially vacated Street and Utility Easement recorded at Book 15944 Page 845 at the Office of the Oklahoma County Clerk;

THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15944 Page 845, a distance of 30 feet to the extended north line of said Block One (1);

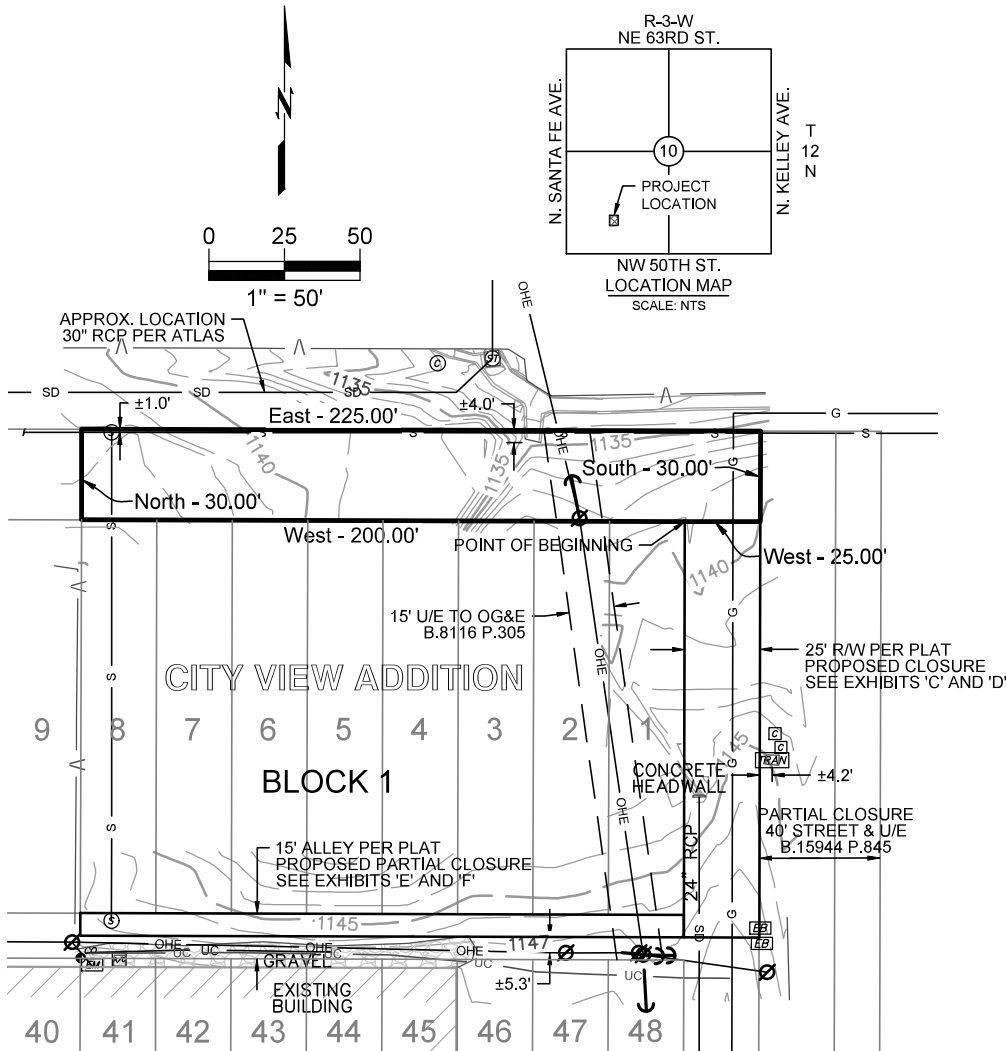
THENCE West along the extended north line of said Block One (1), a distance of 25 feet to the POINT OF BEGINNING.

Containing 6,750 square feet or 0.155 acres, more or less.

Reference Exhibit 'B' for layout exhibit.

\\okc-server\Civil\Projects\2580105_PIVOT_OKC_Easement-ROW Closure\06_Survey Production\01 Drawings\2580105 Exhibit B - North Right of Way Closure.dwg PLOT: 11/25/2025 6:46:41 AM ORIG. SIZE: 8.5"X14"

EXHIBIT 'B'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'A' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

PIVOT
FOUNDATION
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



wallace
design
collective

wallace design collective, pc
structural-civil-landscape-survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.236.5858
wallace.design
ok ca 1460 exp. 06-30-2027

RIGHT OF WAY CLOSURE		
REV.	DESCRIPTION	DATE
PROJECT NO.	2580105	SHEET 1 OF 1

EXHIBIT 'C'

LEGAL DESCRIPTION – Portion of Platted Walnut Street adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows:

BEGINNING at the Northeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION;

THENCE East along the extended north line of said Block One (1), a distance of 25.00 feet to the east line of said CITY VIEW ADDITION, being the west line of partially vacated Street and Utility Easement recorded at Book 15944 Page 845 at the Office of the Oklahoma County Clerk;

THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15944 Page 845, a distance of 137.83 feet to the extended centerline of a 15 foot alley;

THENCE West along the extended centerline of said alley a distance of 25.00 feet to the extended east line of said Block One (1);

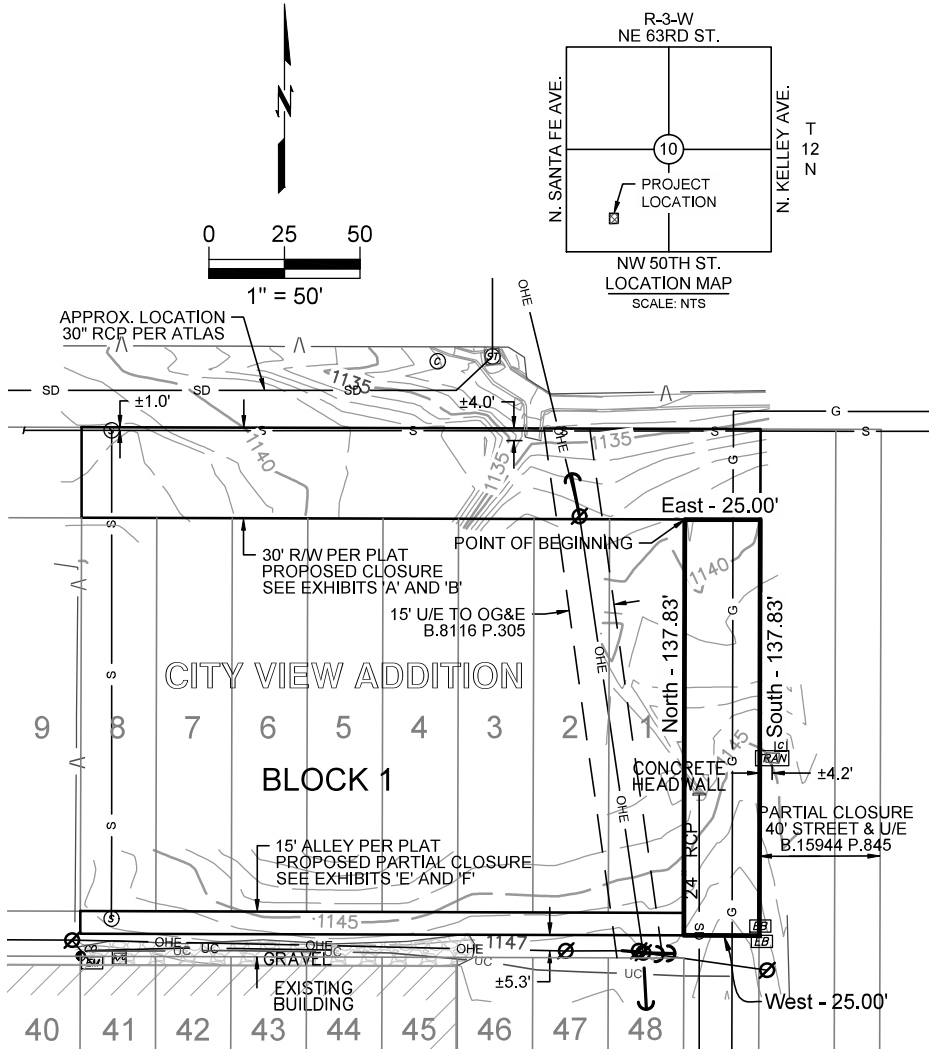
THENCE North along the extended east line of said Block One (1), a distance of 137.83 feet to the POINT OF BEGINNING.

Containing 3,446 square feet or 0.079 acres, more or less.

Reference Exhibit 'D' for layout exhibit.

\\okc-server\Civil\Projects\2580105_PIVOT_OKC_Easement-ROW Closure\06_Survey Production\01 Drawings\2580105 Exhibit D - East Right of Way Closure.dwg PLOT: 11/25/2025 6:47:18 AM ORIG. SIZE: 8.5"x14"

EXHIBIT 'D'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'C' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



**wallace
design
collective**

wallace design collective, pc
structural-civil-landscape-survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.236.5858
wallace.design
ok ca 1460 exp. 06-30-2027

RIGHT OF WAY CLOSURE

REV.	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

EXHIBIT 'E'

LEGAL DESCRIPTION – Portion of platted alley within Block One (1)

A part of Block One (1), CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows:

BEGINNING at the Southeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION;

THENCE South along the extended east line of said Block One (1), a distance of 7.50 feet to the centerline of a 15 foot alley;

THENCE West along the centerline of said alley, a distance of 200.00 feet to the extended west line of Lot Eight (8), of said Block One (1);

THENCE North along the extended west line of said Lot Eight (8), a distance of 7.50 feet to the Southwest corner of said Lot Eight (8);

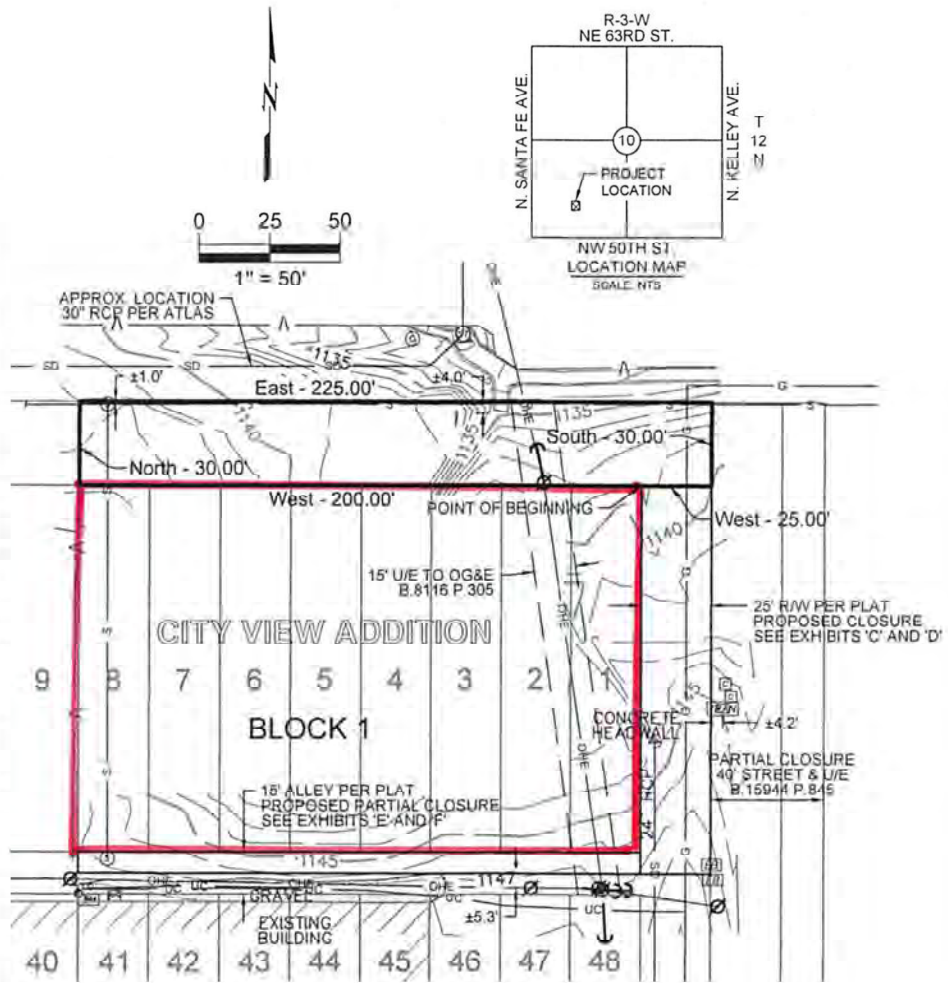
THENCE East along the South line of said Block One (1), a distance of 200.00 feet to the POINT OF BEGINNING.

Containing 1,500 square feet or 0.034 acres, more or less.

Reference Exhibit 'F' for layout exhibit.

Plot: 11/25/2025 6:48:41 AM N:\PLOT-8.5"X14" Survey Production\01 Drawings\2550105 Exhibit B - North Right of Way Closure.dwg

EXHIBIT 'B'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'A' FOR
LEGAL DESCRIPTION.

**PROPERTY
OWNED BY
PIVOT**

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



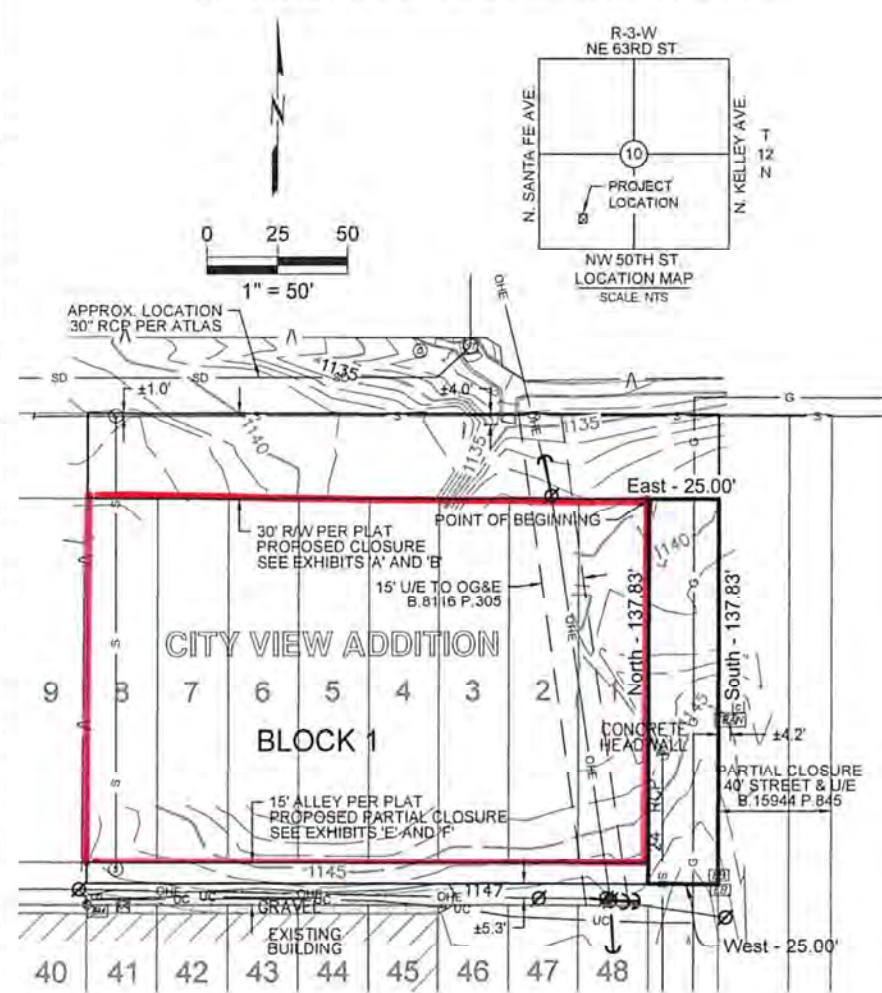
wallace
design
collective

wallace design collective, pc
structural-civil-landscape survey
4170 north universal ave
oklahoma city, oklahoma 73104
405.236.5656
wallace design
ok city 1480 exp 05-05-2027

RIGHT OF WAY CLOSURE		
REV.	DESCRIPTION	DATE
PROJECT NO	2550105	SHEET 1 OF 1

\\server-cv\Projects\2580105 PIVOT OKC Foreclosure ROW Closure\05 Survey Production\05 Exhibit D - East Right of Way Closure.dwg PLOT: 11/25/2025 8:47:16 AM ORIG: SIZE: 8.5"x14"

EXHIBIT 'D'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'C' FOR
LEGAL DESCRIPTION.

PROPERTY OWNED BY PIVOT

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



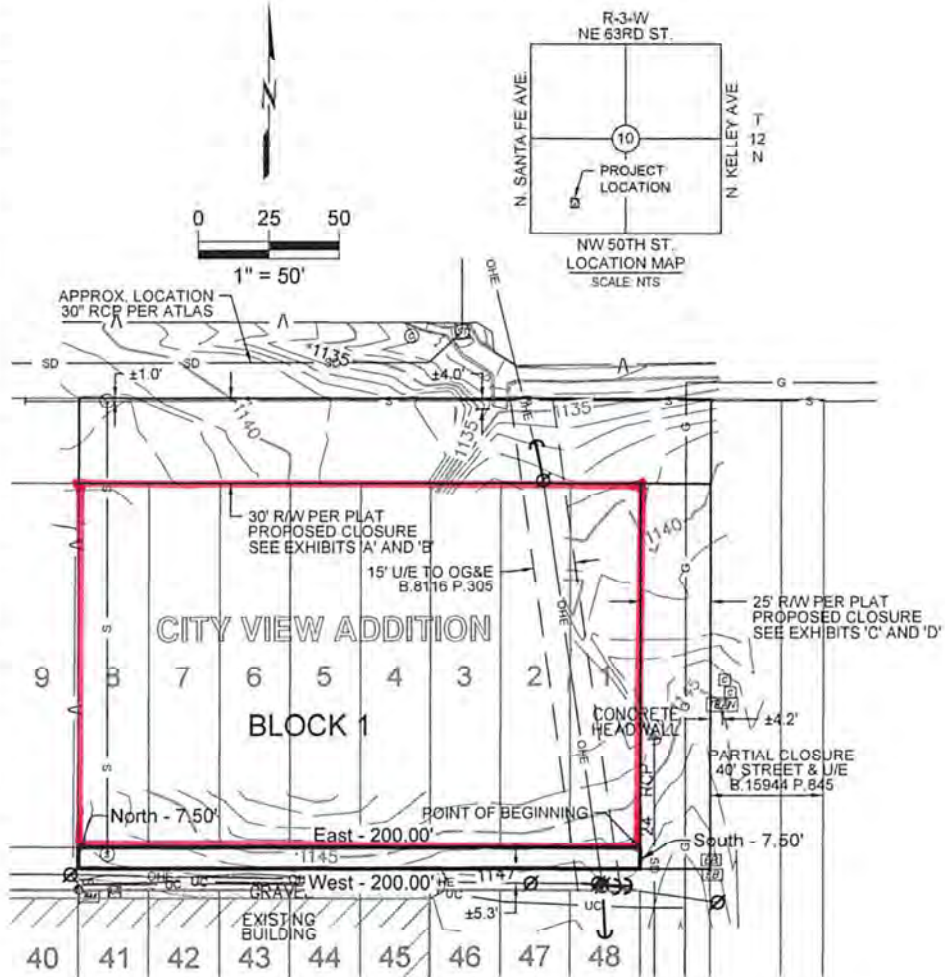
wallace
design
collective

wallace design collective, pc
structural-civil-landscape survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.234.5858
wallace.design
ok ca 1469 exp. 04-30-2027

RIGHT OF WAY CLOSURE		
REV	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

\\okc-server\civil\Projects\2580105 PIVOT OKC Easement-ROW Closure\06 Survey Production\01 Drawings\2580105 Exhibit F - South Right of Way Closure.dwg PLOT: 11/25/2025 6:47:45 AM PLOT SIZE: 8.5"X14"

EXHIBIT 'F'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND

- A/C UNIT
- COMM. MANHOLE
- COMM. PEDESTAL
- POWER POLE
- GUY ANCHOR
- ELECTRIC BOX
- ELECTRIC METER
- ELECTRIC TRANSFORMER
- SEWER CLEAN-OUT
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- CHAIN LINK FENCE
- UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'E' FOR
LEGAL DESCRIPTION.

**PROPERTY
OWNED BY
PIVOT**

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



wallace
design
collective

wallace design collective, pc
structural-civil-landscape survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.234.5858
wallace design
ok c/o 1460 exp. 05-30-2027

RIGHT OF WAY CLOSURE

REV.	DESCRIPTION	DATE
PROJECT NO.	2580105	SHEET 1 OF 1

**City Council Action
Financial Impact Report**

Title of Item: Closing portions of rights-of-way and a portion of an alley.

Originating Department: Planning Department

Description of Impact:

CE-1164 Ordinance closing an east-west portion of NE 53rd Street right-of-way, an east-west portion of the alley in Block One (1) of City View Addition, and a north-south portion of North Walnut Avenue right-of-way, east of North Oklahoma Avenue, and north of NE 52nd Street. Ward 7.

The purpose of this request is to consolidate property to facilitate future development.

All affected property and/or business owners and affected utility companies have been notified of this easement closing.

There are 2 property owners other than the applicant whose properties abut the easement proposed to be closed and could be affected by this closing, as this action could eventually lead to the vacating of the easement.

Summary of Impact:

a. **Cost to City Organization (include indirect costs):** None

b. **Cost to Citizens:** None

c. **Cost to Business Community:** None

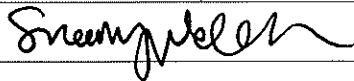
d. **Revenue Produced:** \$1860 deposited into the General Fund

Source of Funds:

Fund Name:

Agency Name:

Department Head Signature:

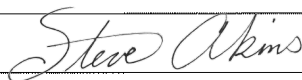


Date:

7/31/26

Date Submitted to OMB:

OMB Review Completed by:



Date: 08/06/26

CASENO	NAME 1	MAILING ADDRESS	CITY	STATE	ZIPCODE
CE-1164	PAUL LEFEBVRE	522 COLCORD DR	OKLAHOMA CITY	OK	73105
CE-1164	OKC ADVENTURE DISTRICT	2801 NE 50TH ST	OKLAHOMA CITY	OK	73111
CE-1164	OKLAHOMA CITY PUBLIC SCHOOLS, SCOTT RANDALL	PO BOX 36609	OKLAHOMA CITY	OK	73136
CE-1164	52ND STREET WAREHOUSE LLC	PO BOX 53371	OKLAHOMA CITY	OK	73152
CE-1164	BALL KEITH	608 NW 39TH ST	OKLAHOMA CITY	OK	73118-7038
CE-1164	BLOUGH JAY	6015 S I 35 SERVICE RD	OKLAHOMA CITY	OK	73149-2101
CE-1164	DORSEY WILLIAM C & LAWANA F TRS, DORSEY WC & LAWAN	PO BOX 5182	EDMOND	OK	73083
CE-1164	DORSEY WILLIAM C & LAWANA F TRS, DORSEY WC & LAWAN	4111 WENDELL DR	EDMOND	OK	73013
CE-1164	DSC INVESTMENTS LLC	5613 NW 125TH ST	OKLAHOMA CITY	OK	73142
CE-1164	DUNLAP INVESTMENTS LLC	13310 HICKORY HILLS RD	ARCADIA	OK	73007
CE-1164	GADDIS-WALKER ELECTRIC INC	500 E BRITTON RD	OKLAHOMA CITY	OK	73114-7701
CE-1164	GARRETT AND COMPANY LLC	9701 BROADWAY EXT	OKLAHOMA CITY	OK	73114-6316
CE-1164	HAIL YEAH INVESTMENTS LLC	3141 NW 63RD ST, Unit 4	OKLAHOMA CITY	OK	73116
CE-1164	HALLCO PROPERTIES LLC	1801 ELMHURST AVE	NICHOLS HILLS	OK	73120-4717
CE-1164	HERITAGE MANAGEMENT INC	121 NE 50TH ST	OKLAHOMA CITY	OK	73105-1809
CE-1164	LINCOLN PARK H LLC, TWO DAFFODIL HOLDINGS OKLAHOMA	99 WALL ST, Unit 795	NEW YORK	NY	10005
CE-1164	MNR ENTERPRISES LLC	101 NE 52ND ST	OKLAHOMA CITY	OK	73105-1827
CE-1164	MORGAN ROAD LLC C/O OPTIMA REAL ESTATE SERVICES	111 S ELGIN AVE	TULSA	OK	74120-1816
CE-1164	MTC DEVELOPERS LLC	45 NE 52ND ST	OKLAHOMA CITY	OK	73105-1825
CE-1164	OAK HILLS PRIVATE EQUITY FIND LLC	121 NE 50TH ST	OKLAHOMA CITY	OK	73105-1809
CE-1164	OK LINCOLN AT CENTRAL PARK LLC ATTN: ACCOUNTING	9757 NE JUANITA DR STE 30	KIRKLAND	WA	98034
CE-1164	OKLA GROCERS ASSOCIATION INC	PO BOX 18716	OKLAHOMA CITY	OK	73154-0716
CE-1164	OKLAHOMA CITY SMSA TOWER HOLDINGS LLC	1 BELL CTR RM 36M01	SAINT LOUIS	MO	63101
CE-1164	OKLAHOMA STATE MEDICAL ASSOCIATION	313 NE 50TH ST STE 2	OKLAHOMA CITY	OK	73105-1829
CE-1164	OKMETROLAW LLC	24 NE 53RD ST	OKLAHOMA CITY	OK	73105-1832
CE-1164	PIVOT	201 NE 50TH ST	OKLAHOMA CITY	OK	73105-1811
CE-1164	PIVOT INC	201 NE 50TH ST	OKLAHOMA CITY	OK	73105-1811
CE-1164	QUBIT GROUP LLC	325 WINDYCREST DR	ANN ARBOR	MI	48105
CE-1164	SOONER PROPERTIES LLC	200 NE 48TH ST	OKLAHOMA CITY	OK	73105-3313

NOTICE OF HEARING

CE-1164

NOTICE IS HEREBY GIVEN, that an application has been filed to close the following described public way or easement:

Portion of Platted Maryland Street Adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows: BEGINNING at the Northeast corner of Lot One (1), Block One (1), of said CITY VIEW ADDITION; THENCE West along the north line of said Block One (1), a distance of 200 feet to the northwest corner of Lot Eight (8), Block One (1); THENCE North along the extended west line of said Lot Eight (8), a distance of 30 feet to the north line of said CITY VIEW ADDITION; THENCE East along the north line of said CITY VIEW ADDITION, a distance of 225 feet to the northeast corner of said CITY VIEW ADDITION, being the northwest corner of partially vacated Street and Utility Easement recorded at Book 15,944 Page 845 at the Office of the Oklahoma County Clerk; THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15,944 Page 845, a distance of 30 feet to the extended north line of said Block One (1); THENCE West along the extended north line of said Block One (1), a distance of 25 feet to the POINT OF BEGINNING. **AND**

Portion of Platted Walnut Street Adjoining Block One (1)

A part of CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows: BEGINNING at the Northeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION; THENCE East along the extended north line of said Block One (1), a distance of 25.00 feet to the east line of said CITY VIEW ADDITION, being the west line of partially vacated Street and Utility Easement recorded at Book 15,944 Page 845 at the Office of the Oklahoma County Clerk; THENCE South along the east line of said CITY VIEW ADDITION, being the west line of said Book 15,944 Page 845, a distance of 137.83 feet to the extended centerline of a 15 foot alley; THENCE West along the extended centerline of said alley a distance of 25.00 feet to the extended east line of said Block One (1); THENCE North along the extended east line of said Block One (1), a distance of 137.83 feet to the POINT OF BEGINNING. **AND**

Portion of platted alley within Block One (1)

A part of Block One (1), CITY VIEW ADDITION to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described as follows: BEGINNING at the Southeast corner of Lot One (1), Block One (1) of said CITY VIEW ADDITION; THENCE South along the extended east line of said Block One (1), a distance of 7.50 feet to the centerline of a 15 foot alley; THENCE West along the centerline of said alley, a distance of 200.00 feet to the extended west line of Lot Eight (8), of said Block One (1); THENCE North along the extended west line of said Lot Eight (8), a distance of 7.50 feet to the Southwest corner of said Lot Eight (8); THENCE East along the South line of said Block One (1), a distance of 200.00 feet to the POINT OF BEGINNING.

An ordinance closing the above-described easement was introduced at City Council meeting on August 18, 2026, and a public hearing will be held on September 29, 2026 in the City Council Chamber, Third Floor, 200 North Walker Avenue, Oklahoma City, Oklahoma 73102 beginning at 8:30 a.m.

Agenda and case materials are available online at <https://okc.primegov.com/public/portal>.

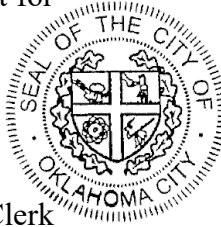
All property owners in the immediately surrounding areas are hereby given notice that they may inspect said application in the office of the Planning Department/Subdivision and Zoning Office, 420 West Main Street, Suite 910, Oklahoma City, Oklahoma 73102. Any argument and evidence for or against the approval of said application should be filed with the Office of the City Clerk, 200 North Walker Avenue, Oklahoma City, Oklahoma 73102 three days prior to the hour set for public hearing.

For further information call (405)297-2623.

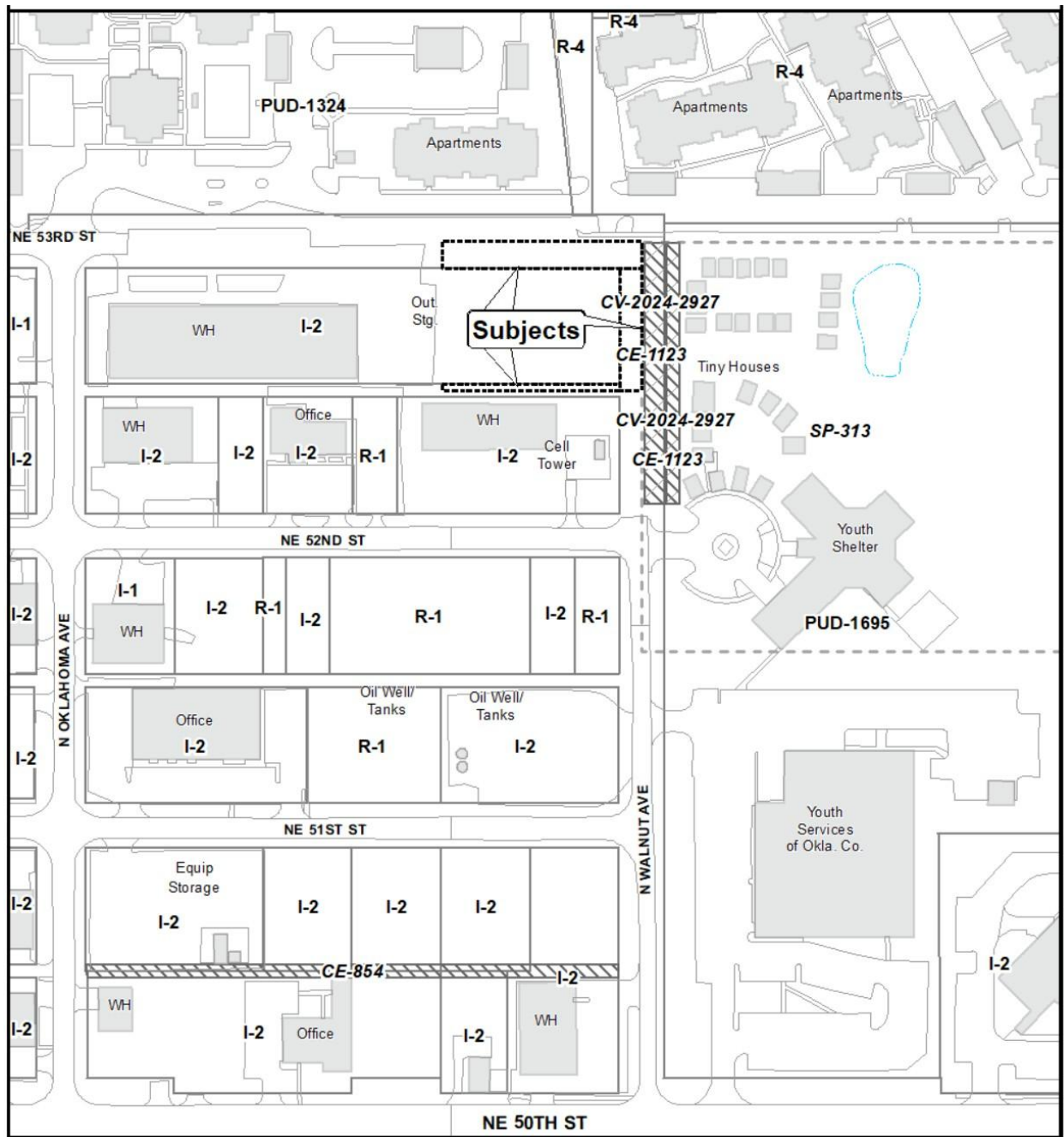
Dated this 18th day of August 2026.

SEAL

Amy K. Simpson



Amy K. Simpson, City Clerk



Planning Commission Minutes
July 23, 2026

(The agenda was filed with the City Clerk of The City of Oklahoma City at 4:28 a.m. on July 17, 2026)

21. (CE-1164) Application by Pivot, Inc., to close an east-west portion of NE 53rd Street right-of-way , an east-west portion of the alley in Block One (1) of City View Addition, and a north-south portion of North Walnut Avenue right-of- way, east of North Oklahoma Avenue, and north of NE 52nd Street. Ward 7.

The applicant was present. There were no protesters present.

RECOMMENDED APPROVAL.

MOVED BY HARRISON, SECONDED BY POWERS

AYES: CLAIR, POWERS, MEEK, PRIVETT, NEWMAN, MILNER, HARRISON,
NOBLE, PEVER



STAFF REPORT
The City of Oklahoma City
Planning Commission
July 23, 2026

Item No. IV. 21.

(CE-1164) Application by Pivot, Inc., to close an east-west portion of NE 53rd Street right-of-way, an east-west portion of the alley in Block One (1) of City View Addition, and a north-south portion of North Walnut Avenue right-of-way, east of North Oklahoma Avenue, and north of NE 52nd Street. Ward 7.

A. GENERAL INFORMATION

1. Contacts

Applicant's Representative

Paul Lefebvre
Williams, Box, Forshee, and Bullard, P.C.
(405) 232-0080

2. Case History

This is a new application.

3. Reason for Request

The purpose of this request is to consolidate property to facilitate future development.

B. EXISTING CONDITIONS

1. Size of Site: 0.26 Acres

2. School District: Oklahoma City

3. Zoning and Land Use:

	Subject Site	North	East	South	West
Zoning	Right-of-Way	PUD-1324 / R-4	PUD-1695	I-2	I-2
Land Use	Right-of-Way	Residential	Residential	Warehouse	Warehouse

4. Comprehensive Plan Land Use Typology Area: Urban – Medium (UM)

UM applies to fully urbanized areas of the city, most of which were built prior to the 1960s. Developments are expected to be larger in scale and have greater intensity and mixture of uses than developments found in UL. Development within UM areas should support efficient transit usage and provide pedestrian and bicycle access to retail, services, parks, and other destinations. Priorities for the UM areas include

“infill” developments on vacant lots, rehabilitation of underutilized property, and development that supports revitalization of distressed neighborhoods.

C. REVIEW COMMENTS

The following are comments received for this application from City of Oklahoma City departments/divisions and/or outside agencies.

- 1. Airports:** No objection.
- 2. Fire (OCFD):** No objection.
- 3. Public Works Department:**

A perpetual easement for water and wastewater, drainage, storm water, sidewalks, and traffic controls systems (collectively “City systems”) are hereby expressly reserved until such time as plans have been approved by the Public Works and Utilities departments, respectively, which plans must include new executed and recorded easements, as necessary, before each individual easement may be released.

- a. Traffic Services:** No objection.
- b. Engineering - Storm Sewer Availability:** No objection.

4. Utilities Department:

- a. Solid Waste Management:** No objection
- b. Water Availability:** No objection.
- c. Wastewater Availability:** There is an existing 8” main in this area. Will need to retain easements until line is relocated or abandoned.

5. Planning Department:

a. Comprehensive Plan Considerations

1) LUTA Development Policies:

Site Design:

- Maintain historical lot and block sizes where possible and appropriate.
- Utilize Best Management Practices (BMP) for stormwater.

Automobile Connectivity:

- Maintain and enhance the connectivity of the street network.

- Protect existing traditional street grid and reconnect it where possible.
- Keep alleys open and functional.

Pedestrian Connectivity:

- Provide sidewalk connections to nearby uses.

2) Other Development Related Policies

- Maintain historical lot and block sizes where possible and appropriate. (C-9)
- Maintain the traditional grid street pattern where it currently exists, reconnect it where possible, and keep alleys open and functioning. (C-10)
- Improve the functionality and efficiency of the street network by:
 - Providing direct connections from residential developments to nearby places and to each other.
 - Providing street and sidewalk stubs to adjacent vacant land in anticipation of future development.
 - Connecting new development to existing street and sidewalk stubs, and to existing trail, open space, and bicycle networks.
 - Reducing block sizes and use of dead-end streets.
 - Maintaining the existing street grid to preserve connectivity and mobility options. (C-11)

b. Plan Conformance Considerations

The application seeks to close two portions of street right-of-way and a portion of one alley within, or adjacent to, Block 1 of City View Addition (1906). The closure area is generally located west/northwest of the PIVOT campus. The northern portion of right-of-way requested to be closed is the south 30 feet of NE 53rd Street (platted as Maryland Street), adjacent to Lots 1-8. NE 53rd Street right-of way terminates on the east, and is not improved to the west of the requested closure area. The eastern portion of right-of-way requested to be closed is the west 25 feet of North Walnut Avenue adjacent to Lot 1. The east half of North Walnut Avenue was closed in 2024 (CE-1123) and subsequently vacated. The street does not extend north and terminates at NE 52nd Street. The northern half of the 15-foot-wide east-west platted alley within Block 1, adjacent to Lots 1-8, is also included in the closure request. The alley is not improved or utilized by the public.

The comprehensive plan calls for keeping alleys open and functional, maintaining historical lot and block sizes where possible and appropriate, and improving the functionality and efficiency of the street network. In this case, the right-of-way is requested to be closed to consolidate property to facilitate future development. Staff does not typically support half-street closures as it leaves substandard rights-of-way, and prefers streets be installed instead of closed. The proposed closure of NE 53rd Street does not appear to impact access to the apartments on the northeast, which

have access to improved sections of NE 53rd Street and N Oklahoma Ave. Staff does not object to the closure of the west half of Walnut Ave, as the east half has already been closed and vacated.

D. STAFF RECOMMENDATION

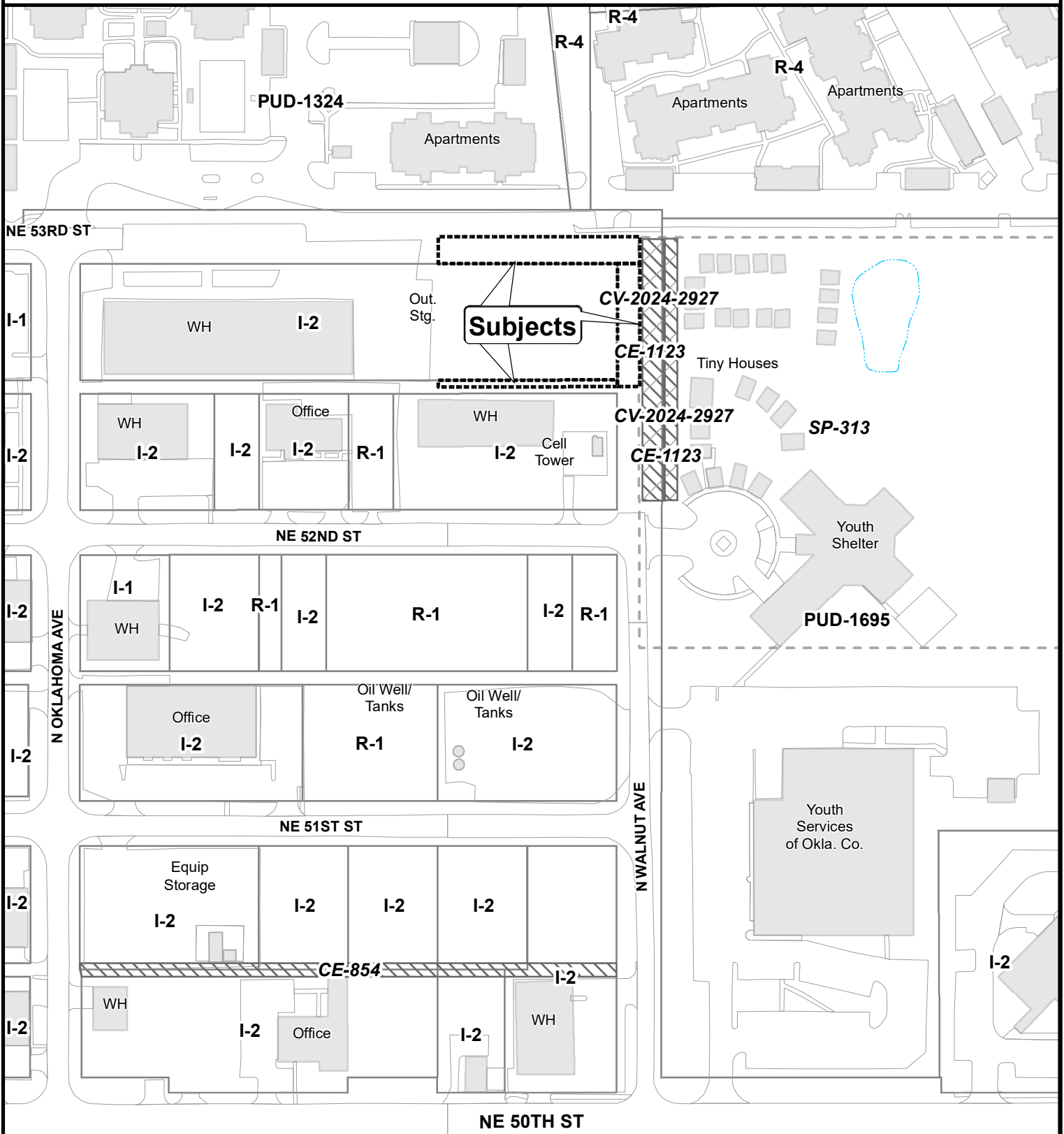
Staff recommendations are advisory only and do not constitute Planning Commission decisions. Staff recommendations are based on a technical evaluation of information submitted at the time of review. Planning Commission decisions require a vote of five members to approve or deny an item. The Planning Commission may consider in its decision-making process any additional relevant information presented at the public hearing by the public, applicant, and/or City departments.

Remove NE 53rd Street from the closure request and approval of the application, OR

Approval of the application.

taj

Case No: CE-1164
Applicant: Pivot, Inc.



Note: "Subject" is located approximately 1,096' East of N. Santa Fe Ave.



The City of
OKLAHOMA CITY

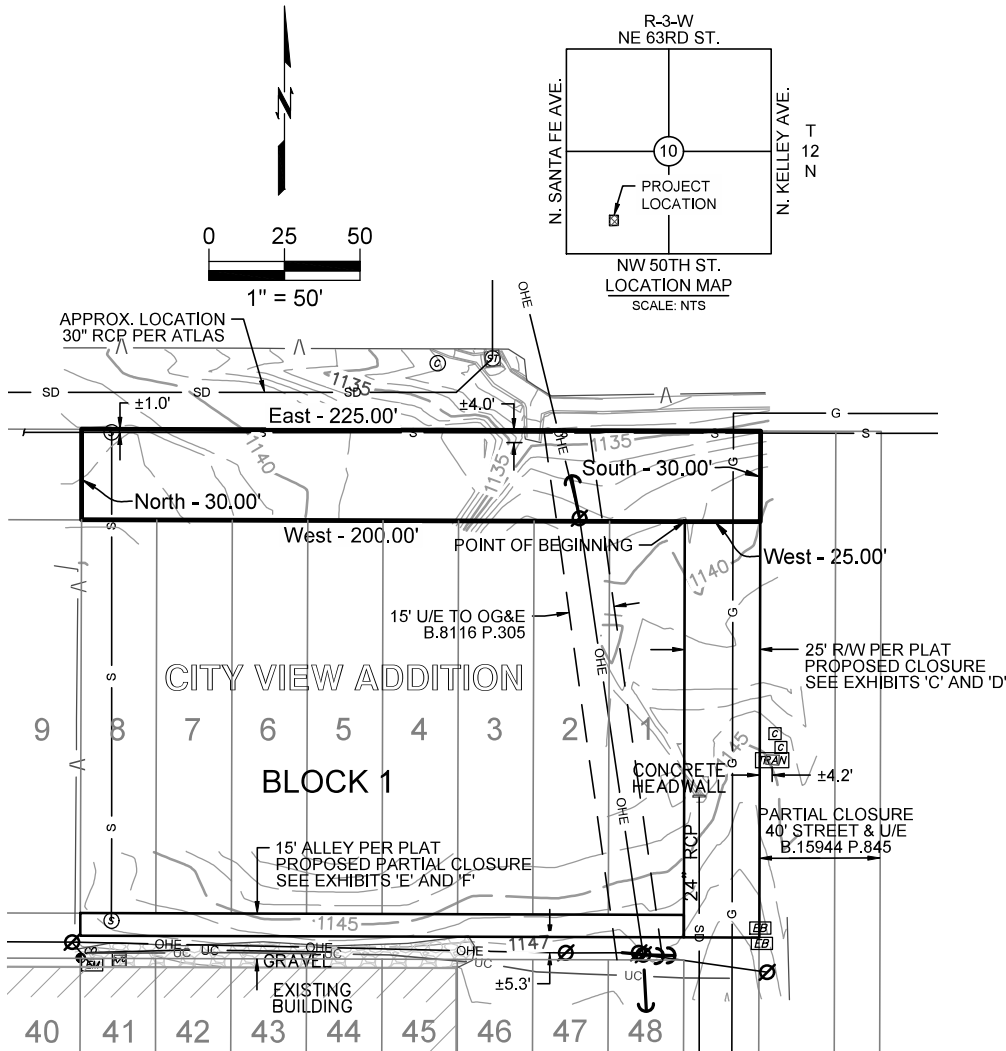
Application for Closing Public Way or Easement



0 75 150
Feet

\\okc-server\Civil\Projects\2580105_PIVOT_OKC_Easement-ROW Closure\06_Survey Production\01 Drawings\2580105 Exhibit B - North Right of Way Closure.dwg PLOT: 11/25/2025 6:46:41 AM ORIG. SIZE: 8.5"X14"

EXHIBIT 'B'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'A' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



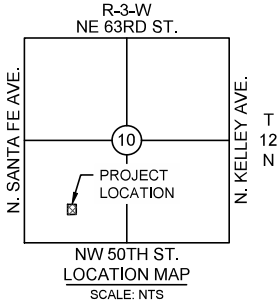
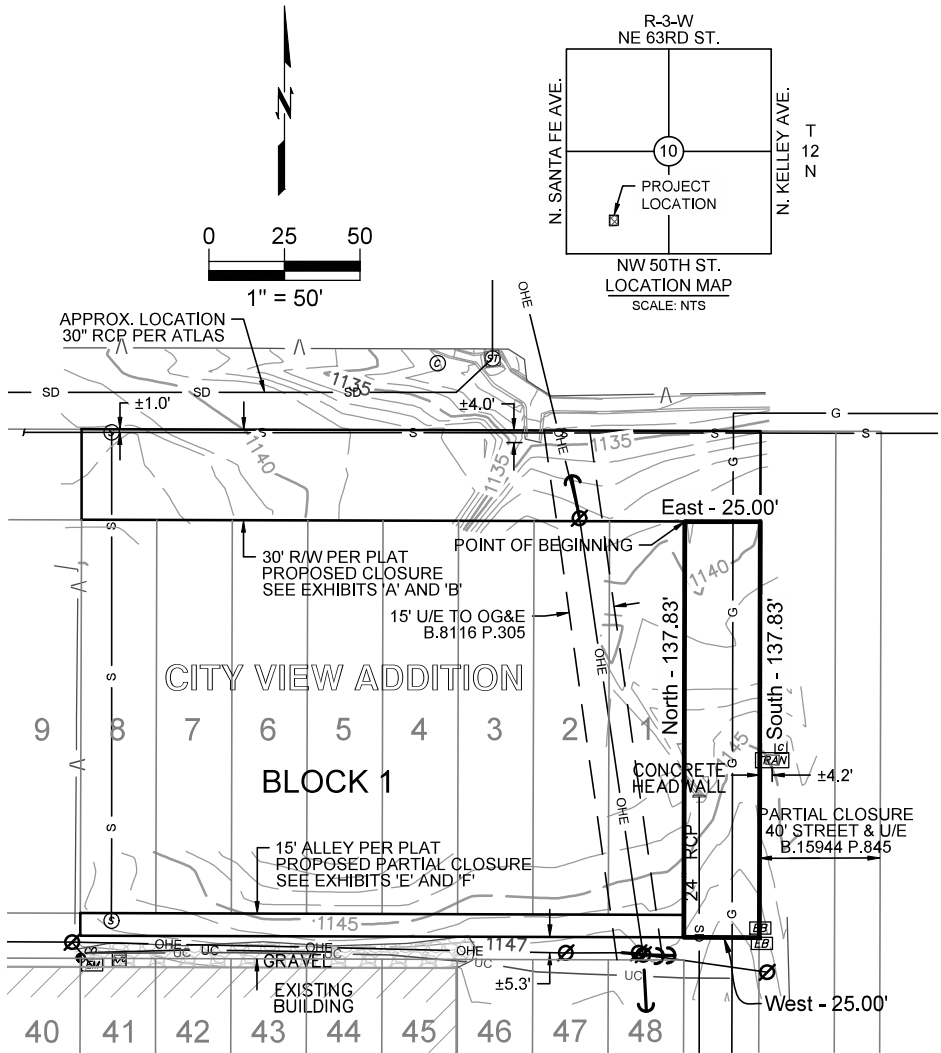
**wallace
design
collective**

wallace design collective, pc
structural-civil-landscape-survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.236.5858
wallace.design
ok ca 1460 exp. 06-30-2027

RIGHT OF WAY CLOSURE		
REV.	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

\\okc-server\Civil\Projects\2580105_PIVOT_OKC_Easement-ROW Closure\06_Survey Production\01 Drawings\2580105 Exhibit D - East Right of Way Closure.dwg PLOT: 11/25/2025 6:47:18 AM ORIG. SIZE: 8.5"x14"

EXHIBIT 'B'
RIGHT OF WAY CLOSURE
A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



LEGEND	
	A/C UNIT
	COMM. MANHOLE
	COMM. PEDESTAL
	POWER POLE
	GUY ANCHOR
	ELECTRIC BOX
	ELECTRIC METER
	ELECTRIC TRANSFORMER
	SEWER CLEAN-OUT
	SANITARY SEWER MANHOLE
	STORM DRAIN MANHOLE
	CHAIN LINK FENCE
	UNDERGROUND COMM. LINE

REFERENCE EXHIBIT 'C' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK



**wallace
design
collective**

wallace design collective, pc
structural-civil-landscape-survey
410 north walnut ave.
oklahoma city, oklahoma 73104
405.236.5858
wallace.design
ok ca 1460 exp. 06-30-2027

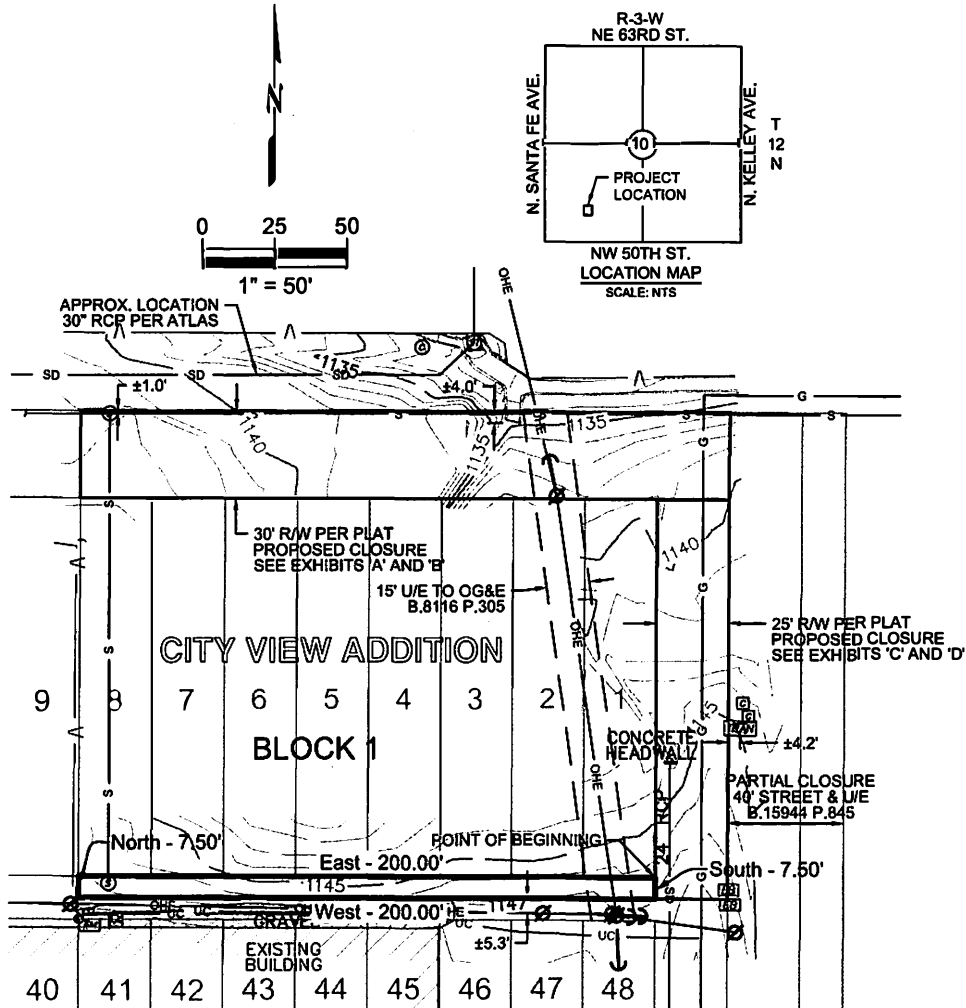
RIGHT OF WAY CLOSURE

REV.	DESCRIPTION	DATE
PROJECT NO. 2580105		SHEET 1 OF 1

EXHIBIT 'B'

RIGHT OF WAY CLOSURE

**A PART OF BLOCK 1, CITY VIEW ADDITION
A SUBDIVISION WITHIN THE SW/4 OF SEC. 10, T.12N., R.3W., I.M.,
CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA**



LEGEND

- | | |
|---|------------------------|
|  | A/C UNIT |
|  | COMM. MANHOLE |
|  | COMM. PEDESTAL |
|  | POWER POLE |
|  | GUY ANCHOR |
|  | ELECTRIC BOX |
|  | ELECTRIC METER |
|  | ELECTRIC TRANSFORMER |
|  | SEWER CLEAN-OUT |
|  | SANITARY SEWER MANHOLE |
|  | STORM DRAIN MANHOLE |
|  | CHAIN LINK FENCE |
|  | UNDERGROUND COMM. LINE |

REFERENCE EXHIBIT 'E' FOR
LEGAL DESCRIPTION.

NOTES:

- This exhibit is for a right of way closure and does not represent a boundary survey.
- Existing utility easements to remain in place. The intent of this exhibit is for right of way closure purposes only.

**PIVOT
FOUNDATION**
5300 N. WALNUT AVE.
OKLAHOMA CITY, OK

wallace
design
collective

wallace design collective. pc
structural · civil · landscape · survey
410 north main ave.
oklahoma city, oklahoma 73104
405.236.5858
wallace.design
ok ca 1460 exp. 06-30-2027

RIGHT OF WAY CLOSURE

REV.	DESCRIPTION	DATE

PROJECT NO. 2580105 SHEET 1 OF 1

Case No: CE-1164
Applicant: Pivot, Inc.



Aerial Photo from 3/2025

Note: "Subject" is located approximately 1,096' East of N. Santa Fe Ave.



The City of
OKLAHOMA CITY

Application for Closing Public Way or Easement



0 75 150
Feet



MEMORANDUM

Council Agenda
Item No. XI. R
9/29/2026

The City of OKLAHOMA CITY

TO: Mayor and City Council

FROM: Craig Freeman, City Manager

Ordinance on final hearing (emergency) recommended for approval (CE-1164) closing an east-west portion of NE 53rd Street right-of-way, an east-west portion of the alley in Block One (1) of City View Addition, and a north-south portion of North Walnut Avenue right-of-way, east of North Oklahoma Avenue, and north of NE 52nd Street. Ward 7.

Applicant:

Paul Lefebvre, Williams, Box, Forshee, and Bullard, P.C.
Pivot Inc.

Purpose:

The purpose of this request is to consolidate property to facilitate future development.

Background:

On July 23, 2026, the Planning Commission recommended approval of the application.

Revenue:

An application fee of \$1860 was deposited in 1001-Rev1700-42100003 General Operations - General Revenue – Charges-Planning Fees.

Protests:

None

Previous Action:

The Ordinance was introduced August 18, 2026, and set for final hearing September 29, 2026. Appropriate notice was published and mailed.

Review:

Planning Department

Recommendation: Ordinance be adopted.