



Agenda Commentary

Item Title/ Subject: Sale of 5 acres located on Commerce Road

Staff Source: City Manager, Steve Hewitt

Date: April 12, 2012

History/Background Information:

Wheeler Lowry introduced me to TAS Trucking representatives. They want to expand business here in Clinton and build a facility before the end of the year. (see attached letter)

Subject Summary:

The 5 acres available were originally set aside for the Custer County Conservation. They were not able to build their facility at this location. This leaves the area open for development.

Recommendation:

Staff recommends the sale of the 5 acres for \$10,000.

These proceeds will assist in the platting of the remaining area in the future. This also helps a local business.

Price/Cost: \$10,000 sale price



April 11, 2012,

Clinton City Council & City Manager
Clinton, OK 73601

To Whom It May Concern:

My name is Tim A. Smith. I am the Owner/President of T.A.S. Trucking, Incorporated. We are an Oilfield Trucking company based out of Clinton, Oklahoma. We are requesting approval of the purchase of 5 acres of land from the City of Clinton in order to build a new facility to centralize our Administration and Maintenance operations.

We have been in business since 2004 and have operated from our Clinton location since inception. We currently employ approximately 50 individuals throughout our organization. The acquisition of this land and subsequent construction of our new facility will allow us to not only sustain our operations, but expand as well.

Upon execution of the purchase of this land, it is our intent to immediately commence construction of our facility. Our new facility will include multiple bays for repair services for our fleet, as well as housing our administration offices. Our anticipated completion date is on or before December 31st, 2012.

In addition to the initial purchase, we would be interested in an option to purchase adjoining additional acreage in anticipation of future expansion.

Your consideration in this matter is greatly appreciated.

Respectfully,

Tim A. Smith, President
T.A.S. Trucking, Inc
Clinton, OK

**DARRELL McCARTHER
CERTIFICATE OF SURVEY**

I, Darrell McCarther, a Registered Land Surveyor of the State of Oklahoma, hereby certify that I have made a careful survey of a tract of land described hereon below and that all the information shown on the hereon below is true and correct and is strictly according to the field notes of said survey.

Signed and sealed this 1 day of MARCH, 2011

Darrell McCarther
Registered Professional Land Surveyor #1130

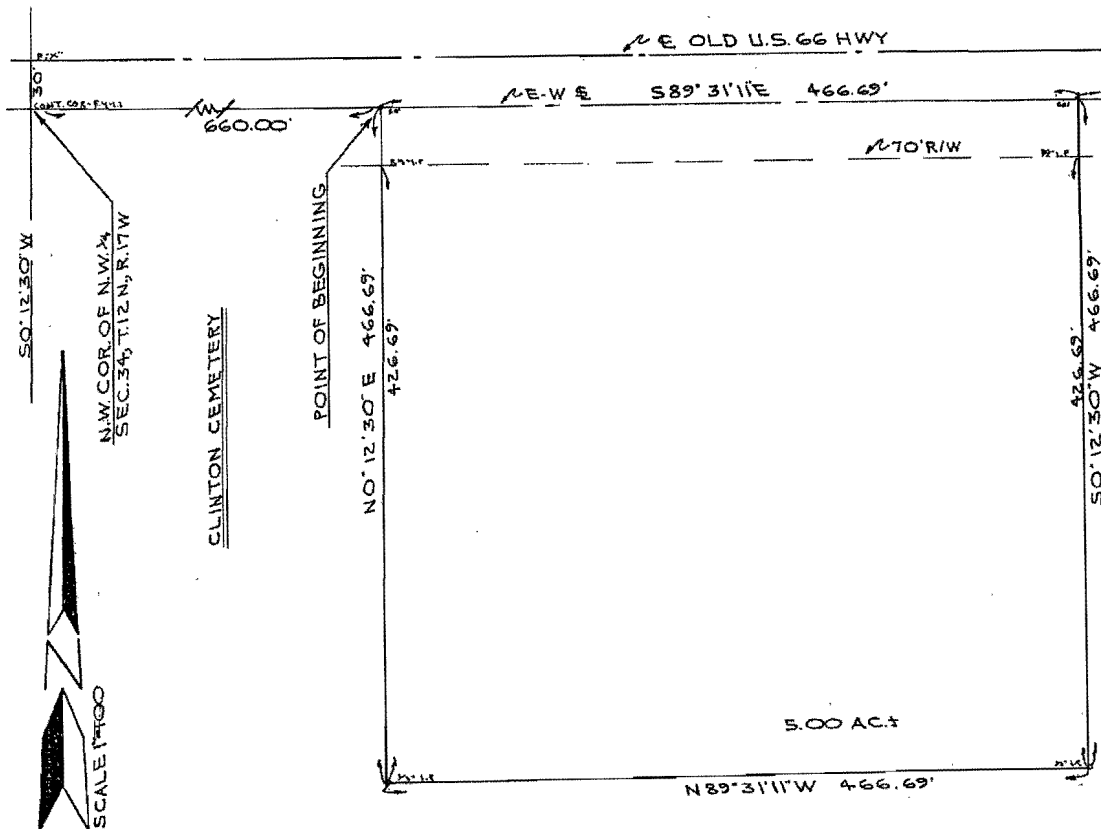
Subscribed and sworn to before me the undersigned, a Notary Public in and for the State of Oklahoma, this 1 day of MARCH, 2011

My Commission expires: 3-17-13 *Carl M. Carr*
Notary Public

LEGAL DESCRIPTION OF LAND SURVEYED

A tract of land lying in the Northwest Quarter (NW $\frac{1}{4}$) of Section 34, Towns 12 North, Range 17 West of the Indian Meridian, Custer County, Oklahoma, described by metes and bounds as follows: Beginning at a point 660.00 feet East of the Northwest Corner of said NW $\frac{1}{4}$, said point being on the North 1 of said NW $\frac{1}{4}$; thence S 89°31'11"E and along said North line a distance of 466.69 feet; thence S 0°12'30"E and parallel with the West line of said NW $\frac{1}{4}$ a distance of 466.69 feet; thence N 89°31'11"W a distance of 466.69 feet; thence N 0°12'30"E and parallel with said West line a distance of 466.69 feet to the point of beginning, containing 5.00 acres more or less. (prepared by Darrell McCarther, RLS#1130).

Basis of Bearing- S 89°31'11"E on North line.



CERT. OF AUTH: 1686 EXPIRES 6-30-12
DARRELL McCARTHER SURVEYING
1113 Blackstone, Clinton, Oklahoma 73601
NOTE: THIS PLAT MEETS THE MIN. STANDARDS
LAST FIELD VISIT 3-1-11

Phone 323-0019

