

**MINUTES  
CITY COUNCIL  
MEETING  
March 6, 2017**

The Regular Session of the Glenpool City Council was held at Glenpool City Hall, 3<sup>rd</sup> Floor, 12205 S. Yukon Ave, Glenpool, Oklahoma. Councilors present: Brandon Kearns, Councilor; Jacqueline Triplett-Lund, Councilor; Momodou Ceesay, Vice Mayor; and Timothy Fox, Mayor. Patricia Agee, Councilor was absent.

Staff present: Roger Kolman, City Manager; Lowell Peterson, City Attorney; Susan White, City Clerk; Julie Casteen, Finance Director; Lynn Burrow, Community Development Director; Rick Malone, City Planner; Dennis Waller, Police Chief and Paul Newton, Fire Chief.

Also present were Rev. Aaron Hunter, Extreme Worship and Outreach Center; Marty Cox representing the Glenpool Baseball League; Ryan Hisel from RG3 Utilities, LLC.; and Muhammad Khan from SMC Consulting.

- A) Mayor Fox called the meeting to order at 6:00 p.m.**
- B) Susan White, City Clerk called the roll. Mayor Fox declared a quorum present.**
- C) Aaron Hunter, Extreme Worship and Outreach Center offered the Invocation.**
- D) Mayor Fox led the Pledge of Allegiance.**
- E) City Manager Report – Roger Kolman, City Manager**
  - Mr. Kolman reminded the Council and audience the School bond election is March 7.
  - March 13 – 17 is Spring Break. He asked everyone to be mindful of children crossing or playing near the streets.
- F) Mayor Report – Timothy Fox, Mayor**
  - Mayor Fox reported that he and Vice Mayor Ceesay had met with Kevin Hern who is a Congressional candidate. Mr. Hern owns both McDonalds restaurants in Glenpool.
  - Wednesday, March 8 is the Chamber of Commerce monthly luncheon.
  - Friday March 10, Mayor Fox and Mr. Kolman will be attending the Legislative Breakfast on Transportation.
- G) Council Comments**
  - Vice-Mayor Ceesay followed up with the Mayor’s earlier comments concerning Kevin Hern. Ceesay was pleased with Mr. Hern’s experience in the restaurant business, as well as small business in general.
- H) Public Comments**
  - None.

**I) Scheduled Business**

**1) Discussion and possible action to approve minutes from February 21, 2017.**

**MOTION:** Councilor Kearns moved, second by Councilor Lund to approve minutes as presented.

**FOR:** Councilor Lund; Mayor Fox; Councilor Kearns

**AGAINST:** None

**ABSTAIN:** Vice Mayor Ceesay (Absent on Feb 21, 2017)

**ABSENT:** Councilor Agee

**Motion carried.**

**2) Discussion and possible action to approve and authorize the Mayor to execute Lease Agreement of the City of Glenpool with William Joseph Nozak, CEO of Nozak-Nix Shaved Ice & Java d/b/a Harper's Hut, to Lease Black Gold Park Concession Stand under the terms and conditions set forth therein and for the term stated therein.**

Lynn Burrow, Community Development Director presented the Lease Agreement, recognized the Lessee for his professional, cooperative conduct during the 2016 Season and recommended approval.

**MOTION:** Vice Mayor Ceesay moved, second by Councilor Kearns to approve the Lease Agreement with William Joseph Nozak d/b/a Harper's Hut and authorize the Mayor to execute the Agreement.

**FOR:** Vice-Mayor Ceesay; Mayor Fox; Councilor Kearns; Councilor Lund

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

**3) Discussion and possible action to approve and authorize the Mayor to execute User Agreement of the City of Glenpool with Marty Cox as President of the Glenpool Baseball League, to use Morris Park for youth baseball practice, games and tournament under the terms and conditions set forth therein and for the term stated therein.**

Lynn Burrow, Community Development Director introduced the User Agreement, stating the Agreement represented the same terms as the 2016 Agreement and recommended approval.

Marty Cox from the Glenpool Baseball League was present and answered Council questions or concerns.

**MOTION:** Councilor Kearns moved, second by Councilor Lund to approve the User Agreement as presented.

**FOR:** Mayor Fox; Councilor Kearns; Councilor Lund; Vice-Mayor Ceesay

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

- 4) **Discussion and possible action to accept and approve a 50' wide parcel of land for the purpose of Roadway Right-of-Way, located east of the NE corner of 33<sup>rd</sup> West Ave. and 181<sup>st</sup> St., from Jerry Don and Linda Arlene Rock Rev. Trust, Grantor.**

Lynn Burrow, presented the Deed of Dedication and requested Council approval to complete the conditional requirements set by Glenpool Planning Commission on Lot-Split application GLS No. 220, submitted by Jerry Don and Linda Arlene Rock Rev. Trust.

**MOTION:** Vice Mayor Ceesay moved, second by Councilor Kearns to accept and approve the Roadway Right-of-Way, represented in the Deed of Dedication.

**FOR:** Councilor Kearns; Councilor Lund; Vice-Mayor Ceesay; Mayor Fox

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

- 5) **Discussion and possible action to approve a bid in the amount of \$804,229.92 and authorize the Mayor to execute a Meter Replacement and AMR Installation Agreement with RG3 Utilities, LLC for materials and installation necessary to implement a city-wide water meter replacement project.**

Mr. Burrow requested the Council approve the bid and Agreement submitted by RG3 Utilities, LLC for materials and installation in the amount of \$804,229.92. Mr. Ryan Hisel representing RG3 Utilities was present and offered a description of their proposed product and services.

**MOTION:** Councilor Lund moved, second by Vice Mayor Ceesay to approve a bid in the amount of \$804,229.92 and authorize the Mayor to execute a Meter Replacement and AMR Installation Agreement with RG3 Utilities, LLC.

**FOR:** Councilor Lund; Vice-Mayor Ceesay; Mayor Fox; Councilor Kearns

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

- 6) **Discussion and possible action to approve Resolution No. 17-03-01 Authorizing A Lease-Purchase Agreement With Government Capital Corporation For The Acquisition Of An Auto Meter Read Water Meter System At A Total Cost Not To Exceed \$877,283.45, Including Principal And Interest Payments For A 5-Year Term At A Fixed Interest Rate Of 2.97.**

Julie Casteen, Finance Director submitted for Council approval Resolution No. 17-03-01. Ms. Casteen reported she had solicited several financing proposals and Government Capital was selected from among the proposals received, based on the terms offered.

**MOTION:** Vice Mayor Ceesay moved, second by Councilor Kearns to approve Resolution No. 17-03-01 Authorizing a Lease-Purchase Agreement with Government Capital Corporation for the acquisition of an auto meter read water meter system at a total cost not to exceed \$877,293.45, including principal and interest payments for a 5-year term at affixed interest rate of 2.97%.

**FOR:** Vice-Mayor Ceesay; Mayor Fox; Councilor Kearns; Councilor Lund

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

- 7) **Discussion and possible action to approve a Supplemental Appropriation in the Streets & Infrastructure Capital Fund in the amount of \$804,230 in lease proceeds and \$804,230 in expenditures in the Water Department for the purchase of an AMR system.**

Julie Casteen requested approval of a Supplemental Appropriation to account for lease proceeds and capitalize equipment expense.

**MOTION:** Councilor Kearns moved, second by Vice-Mayor Ceesay to approve a Supplemental Appropriation for \$804,230 as presented.

**FOR:** Mayor Fox; Councilor Kearns; Councilor Lund; Vice-Mayor Ceesay

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

- 8) **Discussion and possible action to approve a Supplemental Appropriation in the Public Safety Fund in the amount of \$203,539 in lease proceeds and \$203,539 in expenditures in the Police Department for the purchase of five police vehicles.**

Julie Casteen requested approval of a Supplemental Appropriation to account for lease proceeds and capitalize equipment expense.

**MOTION:** Councilor Lund moved, second by Councilor Kearns to approve a Supplemental Appropriation for \$203,539 as presented.

**FOR:** Councilor Kearns; Councilor Lund; Vice-Mayor Ceesay; Mayor Fox

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

- 9) **Discussion and possible action to approve conditional final plat for Southwest Crossroads Section 2, for 9.122 acres located south and west of the southwest corner of W. 121st Street and S. Waco Ave., submitted on behalf of GlenTapp Development.**

Rick Malone, City Planner presented the conditional final plat for Southwest Crossroads Section 2 and recommended approval subject to the conditions from staff and the Technical Advisory Committee. The applicant Muhammad Khan with SMC Consulting on behalf of GlenTapp Development, was present to answer questions and concerns from the Council.

**MOTION:** Vice Mayor Ceesay moved, second by Councilor Kearns to approve the conditional final plat as presented.

**FOR:** Councilor Lund; Vice-Mayor Ceesay; Mayor Fox; Councilor Kearns

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

**10) Discussion and possible action to nominate Roger Kolman, City Manager to a three-year term on the Oklahoma Municipal Assurance Group Board of Trustees, commencing July 1, 2017.**

Susan White, City Clerk submitted for Council approval and requested authorization for Mayor Fox to sign the nomination form, nominating Roger Kolman for a three-year term to the OMAG Board of Trustees.

**MOTION:** Councilor Lund moved, second by Vice Mayor Ceesay to approve the nomination and authorize Mayor Fox to sign nomination form.

**FOR:** Vice-Mayor Ceesay; Mayor Fox; Councilor Kearns; Councilor Lund

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

**11) Discussion and possible action to authorize Mayor Timothy Fox to attend ICSC, Las Vegas, NV and pay all related expenses.**

Roger Kolman, City Manager advised the City Council that ICSC, Las Vegas is scheduled for May 21-24 and recent interest in retail and commercial development increases the importance of attending the event. Traditionally, the Mayor has attended this event annually. Mr. Kolman reminded the Council that the Code of Ethics Policy Statement provides for Council approval of non-recurring travel costs for Council members be obtained prior to the costs being incurred. Mr. Kolman provided an itemized list of estimated costs.

**MOTION:** Councilor Lund moved, second by Councilor Kearns to authorize Mayor Timothy Fox to attend ICSC, Las Vegas, NV and pay all related expenses.

**FOR:** Mayor Fox; Councilor Kearns; Councilor Lund; Vice-Mayor Ceesay

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

**12) Discussion and possible action to approve a quit-claim deed of the EMS Facility, located at 14522 S. Broadway Street, Glenpool, from the City of Glenpool to the Glenpool Industrial Authority, and authorize the Mayor to execute such quit-claim deed.**

Lowell Peterson, City Attorney provided detail on the history of the ownership of the Facility, recognizing the Glenpool Industrial Authority as the legal owner. However, for unknown reasons the City was identified as mortgagee on a promissory note with EMS Plus. Mr. Peterson recommended the City convey title of the facility to the Glenpool Industrial Authority to maintain consistency with City policy.

**MOTION:** Vice-Mayor Ceesay moved, second by Councilor Lund to approve a quit-claim deed of the EMS Facility from the City of Glenpool to the Glenpool Industrial Authority, and authorize the Mayor to execute deed.

**FOR:** Councilor Kearns; Councilor Lund; Vice-Mayor Ceesay; Mayor Fox

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

**13) Discussion and possible action to enter into Executive Session for the purpose of discussing the employment, promotion, demotion, discipline, resignation or retention of a salaried public employee pursuant to Title 25 Sec. 307(B)(1) of the Oklahoma Statutes (Open Meeting Act), to wit, the annual performance evaluation of the Glenpool City Manager and notice regarding renewal or termination of the current City Manager Employment Agreement, as provided respectively by sections 12.A. and 1.D. of said Agreement.**

In consideration of Councilor Agee's absence, Lowell Peterson recommended the Council should consider tabling the item until a full Council was present.

**MOTION:** Councilor Kearns moved, second by Councilor Lund to table action to enter into Executive Session to the next Regular meeting.

**FOR:** Councilor Lund; Vice-Mayor Ceesay; Mayor Fox; Councilor Kearns

**AGAINST:** None

**ABSENT:** Councilor Agee

**Motion carried.**

**14) Possible action to reconvene in Regular Session.**

No action.

**J) Adjournment.**

- Meeting was adjourned at 7:17 p.m.

\_\_\_\_\_  
Date

\_\_\_\_\_  
Mayor

ATTEST:

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City Clerk