

MINUTES

CITY COUNCIL MEETING

September 8, 2015

The Regular Session of the Glenpool City Council was held at 6:00 p.m., Glenpool City Hall, 3rd Floor, 12205 S. Yukon Ave, Glenpool, Oklahoma. Councilors present: Jennifer Ballew; Momodou Ceesay; Tim Fox; Patricia Agee and Brandon Kearns.

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

- A) Mayor Fox called the meeting to order at 6:00 p.m.**
- B) Julie Casteen called the roll. Mayor Fox declared a quorum present.**
- C) Robert Martino, Pastor at Connect Church offered the Invocation.**
- D) Mayor Fox led the Pledge of Allegiance.**
- E) Glenpool Conference Center Report – Lea Ann Reed**

Roger Kolman, City Manager gave the Report in Mrs. Reed's absence. Mr. Kolman presented a recap of recent events, as well as an announcement concerning upcoming events.

- F) Community Development Report – Lynn Burrow, Community Development Director**

Lynn Burrow, Community Development Director updated the City Council on the following: City/Public Related Activities and Projects; Glenpool Vision 2025 Projects; On-Going Private Development and/or Building Projects; Current Planning Department and Planning Commission Activity; and Future Development Projects.

- G) City Manager Report – Roger Kolman, City Manager**

Mr. Kolman invited the Council to attend a groundbreaking ceremony for a project development at 151st St., Tuesday, September 15, 10:30 a.m. at Glenpool City Hall/Conference Center. He announced a Special Council Workshop Meeting to discuss TIF Districts is tentatively planned for Monday, September 14.

- H) Mayor Report – Tim Fox, Mayor**

Mayor Fox reported that he attended the Tulsa Culture Festival at Glenpool Conference Center. He was favorably impressed with the event.

I) Council Comments

Mayor Fox announced that the Homecoming parade was postponed due to rain.

J) Public Comments

Debra Cutsor expressed concern regarding fading directional lines on Waco Street which she defined as a traffic hazard. Mayor Fox thanked her for her comment and stated he had already brought it to the attention of the City Manager.

K) Scheduled Business

1) Discussion and possible action to approve minutes from August 17, 2015 meeting.

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

FOR: Councilor Ballew; Vice-Mayor Ceesay; Mayor Fox; Councilor Agee; Councilor Kearns

AGAINST: None

Motion carried.

2) Discussion and possible action to adopt Resolutions 15-09-01 and 15-09-02, designating BancFirst as depository for the City and for the purposes of: (i) authorizing all transactions with BancFirst with respect to deposits, withdrawals, rediscounts and borrowings by City; (ii) authorizing BancFirst to charge City fees for documentation of payments, transfers and withdrawals of money from the identified accounts; and (iii) authorizing named agents of City to enter into and perform transactions with respect to the identified accounts on behalf of City, including the opening and closing of accounts, executing instruments of payment, endorsing receipts of payment and all other banking transactions with respect to the identified accounts.

Julie Casteen, Finance Director presented the Resolutions for approval. She explained the bank requires the resolutions when the authorized signatures are changed on the accounts. The addition of Ms. Casteen as signatory to the accounts necessitated the Resolutions.

MOTION: Vice Mayor Ceesay moved, second by Councilor Agee to adopt Resolutions 15-09-01 and 15-09-02 as presented.

FOR: Vice-Mayor Ceesay; Mayor Fox; Councilor Agee; Councilor Kearns; Councilor Ballew

AGAINST: None

Motion carried.

3) Discussion and possible action to approve a professional services agreement between the City of Glenpool and Blue Sky Technology, LLC, under which Blue Sky Technology, LLC, will be compensated as provided therein for Information Technology consulting and maintenance/repair/operational security and computer support services, desktop management, help desk and backup planning services on an on-call basis.

Mr. Kolman, City Manager presented the professional services agreement for Council action. He noted that Blue Sky currently provides the service and staff is asking for a continuation of that contract.

MOTION: Councilor Agee moved, second by Councilor Kearns to approve the Blue Sky Technology, LLC professional services agreement.

FOR: Mayor Fox; Councilor Agee; Councilor Kearns; Councilor Ballew; Vice-Mayor Ceesay

AGAINST: None

Motion carried.

4) Discussion and possible action to accept Easement Plat for Public Infrastructure Improvements serving Grandview Heights Apartments located at Lot 2, Block 3, MonTapp Addition.

Mr. Lynn Burrow, Community Development Director asked for Council approval and acceptance of the Easement Plat for Public Infrastructure Improvements serving Grandview Heights Apartments.

MOTION: Councilor Kearns moved, second by Councilor Agee to accept the Easement Plat as presented and authorize staff to file of record.

FOR: Councilor Agee; Councilor Kearns; Councilor Ballew; Vice-Mayor Ceesay; Mayor Fox

AGAINST: None

Motion carried.

5) Discussion and possible action to receive ownership of Public Infrastructure Improvements serving Grandview Heights Apartments in MonTapp Addition.

Mr. Burrow requested Council approval to accept ownership of Public Infrastructure Improvements related to Grandview Heights Apartments.

MOTION: Vice Mayor Ceesay moved, second by Councilor Agee to accept ownership of identified Public Infrastructure Improvements.

FOR: Councilor Kearns; Councilor Ballew; Vice-Mayor Ceesay; Mayor Fox; Councilor Agee

AGAINST: None

Motion carried.

6) Discussion and possible action to receive ownership of Public Infrastructure Improvements serving Texon Addition.

Mr. Lynn Burrow presented for Council acceptance for the Public Infrastructure Improvements related to Texon Addition.

MOTION: Councilor Agee moved, second by Vice Mayor Ceesay to accept the Improvements as identified.

FOR: Councilor Ballew; Vice-Mayor Ceesay; Mayor Fox; Councilor Agee; Councilor Kearns

AGAINST: None

Motion carried.

7) Discussion and possible action to authorize the City Manager, along with the Mayor and Vice Mayor, to commence the negotiation of, but neither finalize nor in any other way commit the City of Glenpool nor any of its related entities to execute, a proposal from Big League Dreams USA, LLC (BLD) for the purpose of determining the approximate cost of building a for-profit, full service athletic park on behalf of the City, which BLD would operate in accordance with a revenue-sharing agreement with the Glenpool Industrial Authority, and evaluating the feasibility of such a proposal.

Mr. Roger Kolman stated the purpose of the item was for staff to obtain Council authorization to move forward with negotiations with BLD. Mayor Fox recognized a

request from Tracie E. Englen to address the Council in opposition to further negotiations with BLD. Ms. Englen inquired about total costs of the completed project, including interest, as well as "how many years will the complex last". Councilors expressed opinions both in favor and against the potential project. Although most members of Council articulated a positive opinion for the ballpark, they were concerned about the potential financial risk which could result from construction costs. Mayor Fox argued based on data from the feasibility study conducted by Seibold Architects and information he obtained from an accountant regarding probable interest costs, the project could realize a \$52 million profit at the end of the term. He concluded the dialogue with a plea to the Council that if they choose to abandon the BLD idea, they should work together to find a project which would offer lasting benefit to the City of Glenpool and its citizens. Mayor Fox called for a motion.

Item died for lack of motion.

L) Adjournment.

- Meeting was adjourned at 6:54 p.m.

Date

Mayor

ATTEST:

City Clerk