



**NOTICE
GLENPOOL CITY COUNCIL
REGULAR MEETING**

A Regular Session of the Glenpool City Council will be held at 6:00 p.m. on February 18, 2020, at Glenpool City Hall, City Council Chambers, 12205 S. Yukon Ave., 3rd Floor, Glenpool, Oklahoma.

The City Council welcomes comments from citizens of Glenpool who wish to address any item on the agenda. Speakers are requested to complete one of the forms located on the agenda table and return to the City Clerk PRIOR TO THE CALL TO ORDER

AGENDA

	Page
A) Call to Order - Timothy Lee Fox, Mayor	
B) Roll Call, Declaration of Quorum – Wendy Knight, City Clerk; Timothy Lee Fox, Mayor	
C) Invocation – Greg Connor, Faith Church	
D) Pledge of Allegiance – Timothy Lee Fox, Mayor	
E) City Manager Report – David Tillotson, City Manager	
1) CM Report.02172020	3
F) Mayor Report – Timothy Lee Fox, Mayor	
G) Council Comments	
H) Public Comments	
I) Scheduled Business	
1) Discussion and possible action to approve minutes from February 3, 2020 meeting. (Wendy Knight, City Clerk) City Council Regular Meeting - 03 Feb 2020 - Minutes - Html	4 - 7
2) Discussion and possible action to approve the preliminary/final plat <i>Montapp Addition, Section 3</i> , a Re-Plat of a Part of <i>Lot 2 Block 1 Montapp Addition</i> , Plat No. 6331. (James McHendry, City Planner) 20200218_staff_report_montapp_replatt	8 - 19
3) Discussion and possible action to enter into Executive Session for the purpose of confidential communications between the City Council, as a public body, and its attorney concerning a pending claim upon its determination, with the advice of the City Attorney, that disclosure will seriously impair the ability of the City Council to process the claim in the public interest, pursuant to 25 O.S. § 307.B.4. (Open Meeting Act); to wit, claim for damages presented by Guy Davis/Avery Towing. (Timothy Fox, Mayor)	
4) Discussion and possible action to reconvene in Regular Session. (Timothy Fox, Mayor)	
5) Discussion and possible action to accept or reject a settlement offer communicated by the attorney for the claimant in the matter discussed in the foregoing executive session. (Lowell Peterson, City Attorney)	

- 6) Discussion and possible action, in the event that the settlement offer is rejected, to authorize the City Manager, City Attorney and the Oklahoma Municipal Assurance Group to take all actions necessary to dispose of the claim whether by negotiation, litigation or otherwise, and report such disposition to the City Council for its information and/or approval if said representatives deem approval necessary.
(Lowell Peterson, City Attorney)

J) **Adjournment**

This notice and agenda was posted at Glenpool City Hall, 12205 S. Yukon Ave., Glenpool, Oklahoma, on February 14, 2020, by 4:00 pm.

Signed: Wendy Knight

City Clerk



To: Mayor and Council

From: David Tillotson

Date: February 17, 2020

Re: City Manager Report

Police Department

The department has two current openings for entry-level officers. As of the closing of the applicant pool last week we had received 86 applications. The police department is actively reviewing these applications and anticipate scheduling one or more rounds of physical agility and written testing based on the number of qualified applications. The goal is to notify applicants the last week of February of the scheduled testing dates.

Additionally, Chief Martin has opened the promotional process for the Sergeant's position that is open due to Sgt. Smith's retirement. Testing is expected to be held on by the end of February with interviews beginning early March.

Economic Development

I am sure everyone saw the Chick-fil-A announcement Friday. We are excited to have them coming to Glenpool. Construction on their site will create two or three other lots in close proximity and we believe the announcement will help spur the development of those lots.

Upcoming Events

- I have been asked to speak about what's happening in the City at the March 11th Chamber Lunch.
- BlackGold 6th Annual Car Show is set for April 25th at Faith Church

MINUTES
Regular Meeting
Monday, February 3, 2020 Council Chambers 6:00 PM

COUNCIL PRESENT:

Tim Fox
Momodou Ceesay
Joyce Calvert
Jacqueline Triplett-Lund
Brandon Kearns

STAFF PRESENT:

David Tillotson
Susan White
Lowell Peterson
Wendy Knight
John Gonsalves
Lynn Burrow
Jim Martin
James McHendry
Rob Werley

- A) Call to Order - Timothy Lee Fox, Mayor**
Mayor Fox called the meeting to order at 6:00 p.m.
- B) Roll Call, Declaration of Quorum – Wendy Knight, City Clerk; Timothy Lee Fox, Mayor**
Wendy Knight called the roll, Mayor Fox declared a quorum present.
- C) Invocation – Jason Yarbrough, First Baptist Church**
- D) Pledge of Allegiance – Timothy Lee Fox, Mayor**
- E) Community Development Report – Lynn Burrow, Community Development Director**
[Community Development Report 02 03 2020](#)
- F) City Manager Report – David Tillotson, City Manager**

[CM Report.02032020](#)

G) Mayor Report – Timothy Lee Fox, Mayor

- A reminder for the upcoming Glenpool Police Department awards.
- Council's City Manager evaluations will be turned in by March 2, 2020.

H) Council Comments

Councilor Lund announced Living Word United Methodist Church will be having a trivia night on February 29, 2020 at 6:00. This is a fundraiser to finish building the thrift store, which has helped the community.

I) Public Comments

J) Scheduled Business

- 1) Discussion and possible action to approve minutes from January 21, 2020 meeting.
(Wendy Knight, City Clerk)

Moved by Joyce Calvert, seconded by Momodou Ceesay

To approve the minutes as presented.

	For	Against	Abstained	Absent
Tim Fox	x			
Momodou Ceesay	x			
Joyce Calvert	x			
Jacqueline Triplett-Lund	x			
Brandon Kearns	x			
	5	0	0	0

CARRIED.

[City Council Regular Meeting - 21 Jan 2020 - Minutes - Html](#)

- 2) Discussion and possible action to approve Ordinance No. 769, an Ordinance annexing certain real property into the City of Glenpool, Oklahoma, municipal limits.
(James McHendry, City Planner).

Mr. McHendry presented and recommended Council approval of Ordinance No. 769, an Ordinance annexing certain real property into the City of Glenpool, Oklahoma, municipal limits. Muscogee Creek Nation is requesting to bring in 19.60 acres, generally located East of HWY 75, and West of Union Ave, along the North side of W 181st Street, into the City of Glenpool's corporate limits. The site is currently occupied by a

CNG fueling station.

- Jeff Emerson, Mounds OK, spoke in opposition/has some concerns regarding this item.
- Jesse Allen spoke on behalf of Muscogee Creek Nation.

At 6:23 p.m., Mayor Fox asked if there were any other public comments. There were no other public comments.

Moved by Brandon Kearns, seconded by Jacqueline Triplett-Lund

To approve Ordinance No. 769, an Ordinance annexing certain real property into the City of Glenpool, Oklahoma, municipal limits.

	For	Against	Abstained	Absent
Tim Fox	x			
Momodou Ceesay	x			
Joyce Calvert	x			
Jacqueline Triplett-Lund	x			
Brandon Kearns	x			
	5	0	0	0

CARRIED.

[Ordinance No. 769 20200203 ANX19-01 staff report](#)

- 3) Discussion and possible action to approve Resolution 2020001, A Resolution of the City of Glenpool to request Programming of Tulsa Urbanized Area Surface Transportation funds.
(David Tillotson, City Manager)

Mr. Tillotson presented and recommended Council approval of Resolution 2020001, A Resolution of the City of Glenpool to request Programming of Tulsa Urbanized Area Surface Transportation funds. The funds are being requested to conduct a corridor study of 151st from Lewis Ave. through 33rd Street West. The purpose of this study is to evaluate the potential growth along this corridor and create a traffic flow plan for the intersection, including potential lane configurations and signalizations. This application asks for \$90,000 in federal funds with a match from our local funds in the amount of \$30,000.

Moved by Joyce Calvert, seconded by Brandon Kearns

To approve Resolution 2020001, A Resolution of the City of Glenpool to request Programming of Tulsa Urbanized Area Surface Transportation funds.

For	Against	Abstained	Absent
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City Council Regular Meeting
February 3, 2020

Tim Fox	x				
Momodou Ceesay	x				
Joyce Calvert	x				
Jacqueline Triplett- Lund	x				
Brandon Kearns	x				
	5	0	0	0	

CARRIED.

[Staff Report - STP Grant Application](#)
[STP Application- 2023INCOGSTPApplication](#)

K) Adjournment

This notice and agenda was posted at Glenpool City Hall, 12205 S. Yukon Ave., Glenpool, Oklahoma, on January 31, 2020, by 4:00 pm.

Signed: Wendy Knight
City Clerk

TO: HONORABLE MAYOR AND CITY COUNCIL

FROM: JAMES TYLER MCHENDRY AICP, CITY PLANNER

RE: PRELIMINARY/FINAL PLAT MONTAPP ADDITION SECTION 3, A REPLAT OF A PART OF LOT 2 BLOCK 1 MONTAPP ADDITION, PLAT NO. 6331

APPLICANT: MUHAMMAD KHAN PE OF SMC CONSULTING

OWNER: MONUMENT TRADING LLC

SITE: APPROX. 0.25 MILES WEST OF HWY 75 SOUTH OF 12ST STREET SOUTH, JUST EAST OF YUKON AVE

ZONING: CG – COMMERICAL GENERAL

COMP PLAN: SUBURBAN COMMERCIAL

DATE: FEBRUARY 18, 2020

BACKGROUND:

A preliminary/final plat application for Montapp Addition Section 3, A Replat of a Part of Lot 2, Block 1 Montapp Addition, Plat No. 6331 was received by Staff. The allowed number of lot splits (per State regulations) at the Montapp Addition has occurred, thus the applicant requests to re-plat a part of Lot 2 Block 1, less Lot 2A, 2B, and 2C of Block 1, Montapp Addition with this preliminary/final plat application. The replat creates 4 lots where there is now 1. On January 13, 2020, the Planning Commission recommended approval of the preliminary/final plat application 4 to 0.

FIGURE 1.

<i>MONTAPP ADDITION SECTION 3 LOT SUMMARY TABLE</i>	
<i>LOT 1, BLOCK 1</i>	<i>±1.3898 ACRES</i>
<i>LOT 2, BLOCK 1</i>	<i>±1.1693 ACRES</i>
<i>LOT 3, BLOCK 1</i>	<i>±1.3009 ACRES</i>
<i>LOT 4, BLOCK 1</i>	<i>±1.1516 ACRES</i>
<i>TOTAL:</i>	<i>±5.0116 ACRES</i>

TAC:

No TAC comments.

ZONING:

The subject site is zoned CG, Commercial General; the Comprehensive Plan shows the site designated as Suburban Commercial. Lots generally meet requirements of the City's non-residential development standards; however, the applicant was

required to obtained a variance for the design as presented, the application for BOA 475 was

approved by the BOA on January 13, 2020, allowing for a 25-foot lot width where 50-foot is required.

RECOMMENDATION:

With the Replat meeting the spirit and intent of the City's Comprehensive Plan, Staff recommends approval re-plat of Montapp Addition, Section 3, a re-plat of a part of Lot 2 Block 1.

MOTION:

Move to approve the preliminary/final plat for re-plat of Montapp Addition, Section 3, a re-plat of a part of Lot 2 Block 1 Montapp Addition, Plat No. 6331.

ATTACHMENTS:

1. Zoning Map
2. Aerial Map
3. Preliminary/Final Re-Plat, Montapp Addition Section 3, a Replat of Part of Lot 2, Block 1 Montapp Addition, Plat No. 6331.

PUBLIC HEARING NOTICE:

1. Adjacent property owners mailed 2019/12/18
2. Published in Tulsa World 2019/12/18



12205 S Yukon Ave • Glenpool, OK 74033 • P: (918) 322-5409 • F: (918) 322-5432

APPLICATION FOR APPROVAL OF SUBDIVISION

- ☒ **PRELIMINARY PLAT:** Application must be accompanied by a application fee per fee schedule, the names and addresses of the abutting property owners plus \$1.00 for each name on that list in order to cover the cost of notification, two (2) copies of the proposed plat, two (2) copies of the preliminary construction plans and an area map. Please submit in pdf (portable document format) as well.
- ☐ **FINAL PLAT:** Application must be accompanied by a application fee per fee schedule and two (2) copies of the final plat and two (2) copies of the final construction plans. When submitting plats for release after approval of the Glenpool Planning Commission and the Glenpool City Council, and ten (10) copies on paper completely signed and notarized. These copies should not be submitted until plat is in its absolute final form and ready to file of record with the Tulsa county clerk.

PROPOSED SUBDIVISION NAME: MonTapp Addition Section 3, A Replat of a part of Lot 2 Block 1 MonTapp Addition (#6331)

SECTION: 3 TWP: T17N RANGE: R12E LEGAL DESCRIPTION: Attachment 'A'

DEVELOPER'S NAME: Monument Trading LLC, an Oklahoma limited liability company

DEVELOPER'S ADDRESS: 5711 E. 71st Street, #120, Tulsa, OK 74136 PHONE: 918-494-4004

ENGINEER'S NAME: Muhammad Khan, P.E., SMC Consulting Engineers, P.C. (Agent) PHONE: 405-232-7715

Acreage Of Area Being Platted: 5.0116 ac. Number Of Lots: 4 Average Lot Size: 1.253 ac.

Present Use Of Tract: Vacant Proposed Use Of Tract: Office/Commercial

Present Zoning: CG - Commercial General Proposed Zoning: Not Applicable

Is Plat Part Of A PUD? No Zoning Case File/Number: GZ
(Pud Number)

Glenpool City Limits: ☒ INSIDE ☐ OUTSIDE ☐ PARTIALLY INSIDE

Water Supply: ☒ CITY SEWER ☐ LAGOON ☐ SEPTIC TANK ☐ OTHER

Street Resurfacing Proposed: Portland Cement/Concrete Asphaltic Concrete

Signature Of Developer/Agent: Muhammad Khan Date: 7-2-19

FOR STAFF USE ONLY

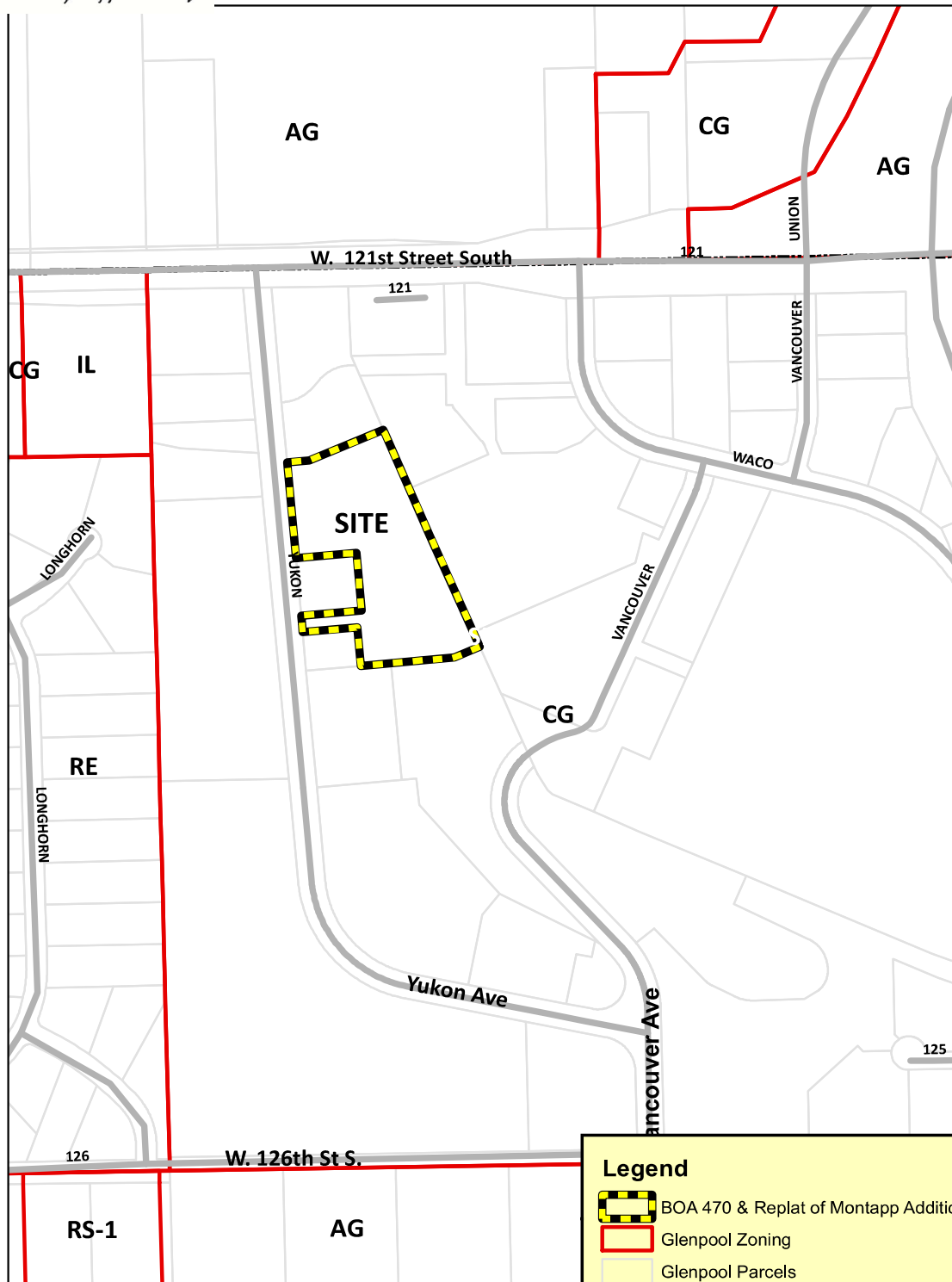
Preliminary Application Received: _____ (DATE) (RCPT#)

Preliminary Fee Received: _____

Preliminary Approval: _____

Final Application Received: _____

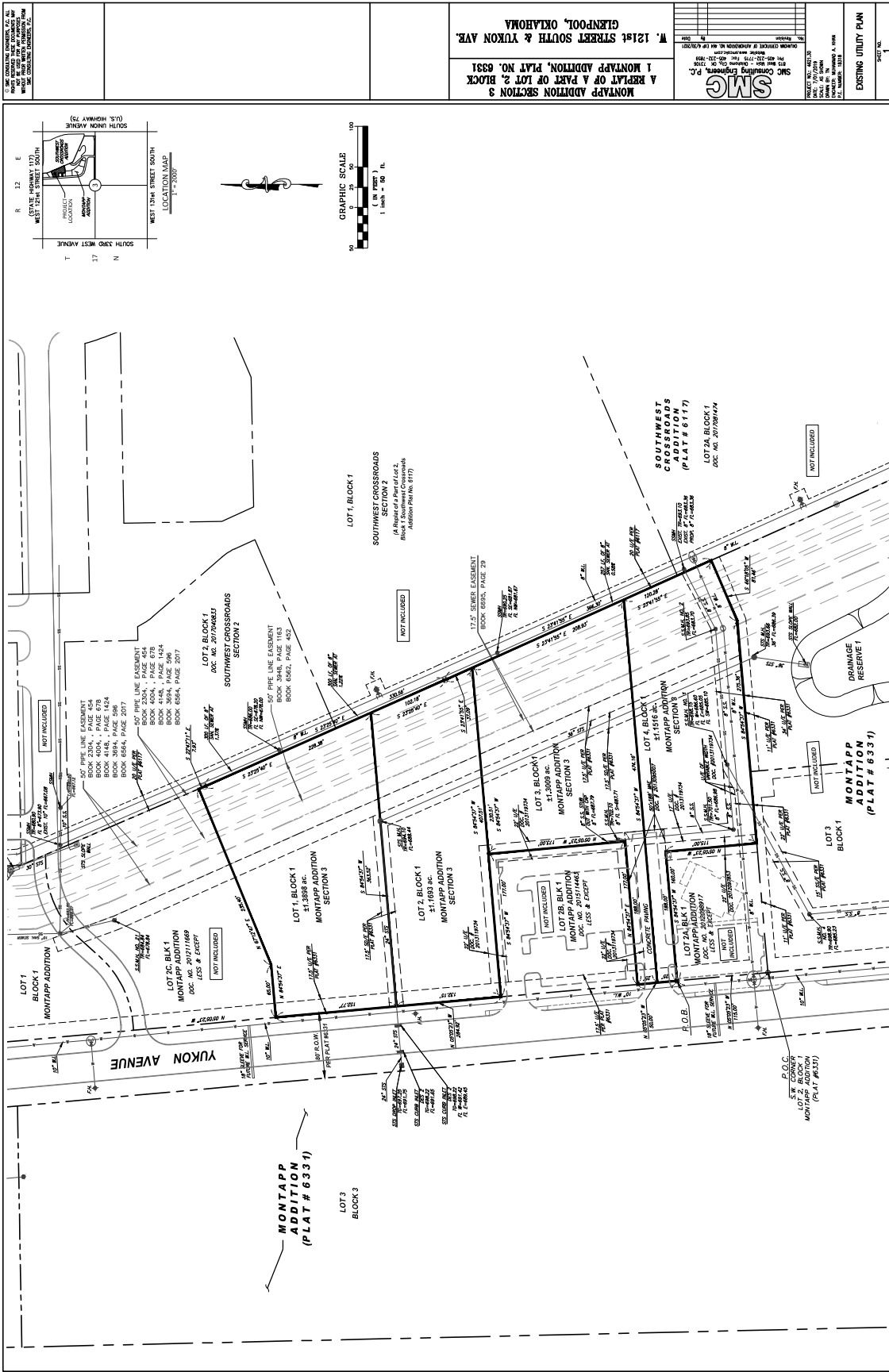
Final Approval: _____ Plat Release Date: _____



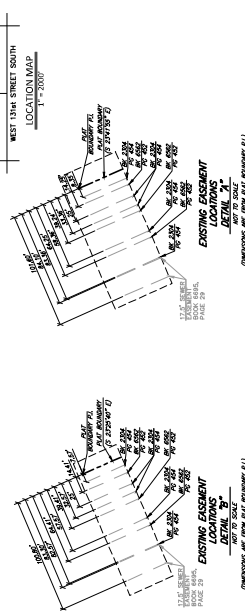
Planning Commission & Board of Adjustment
08/12/2019 Hearing Items
(1) Final Plat, Replat, Montapp Addition Section 3
(2) BOA 470, a variance request



(1) Final Plat, Replat, Montapp Addition Section 3



THIS PLAT IS SUBJECT TO THE RECORDS OF THE PUBLIC RECORDS OF THE COUNTY OF CLIFTON, OKLAHOMA.



ZONING DATA
DISTRICT: CG - COMMERCIAL GENERAL
MINIMUM YARD REQUIREMENTS
FRONT: 25'
SIDE: 0'
REAR: 0'

MONTPEL ADDITION SECTION 3 LOT SUMMARY TABLE	
LOT 1, BLOCK 1	#1.3888 ACRES
LOT 2, BLOCK 1	#1.1693 ACRES
LOT 3, BLOCK 1	#1.3009 ACRES
LOT 4, BLOCK 1	#1.1516 ACRES
TOTAL:	#5.0116 ACRES

LEGEND

U/E	UTILITY EASEMENT
SO/T	STORM DRAINAGE EASEMENT
SS/E	SANITARY SEWER EASEMENT
MAE	MUTUAL ACCESS EASEMENT
R.O.W.	RIGHT OF WAY
——	PLAT BOUNDARY
——	PLAT LOT LINE
——	EXISTING EASEMENTS (SS/E, SO/T, U/E)
——	EXISTING LOT LINE (NOT INCLUDED)

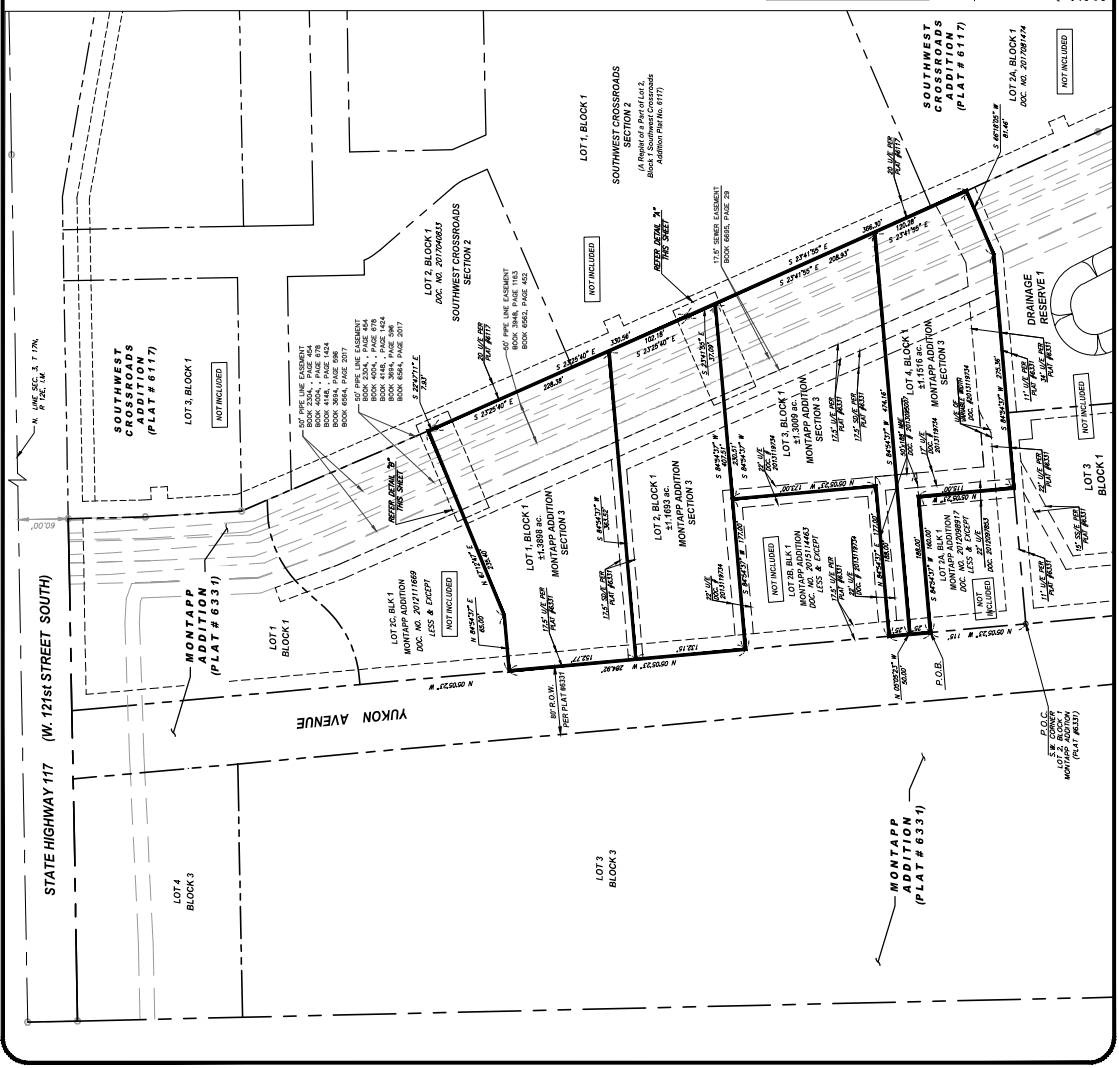
- EXISTING ZONING IS CC, COMMERCIAL GENERAL.
- PUBLIC UTILITIES AND DRAINAGE SYSTEM SHALL BE DESIGNED IN ACCORDANCE WITH THE CITY OF GLENDALE STANDARDS.
- ALL STREETS INCLUDING SIDEWALKS SHALL BE DESIGNED IN ACCORDANCE WITH THE CITY OF GLENDALE STANDARDS.
- ALL PUBLIC UTILITIES AND PUBLIC DRAINAGE SYSTEM SHALL BE IN REZONATED EXISTING.
- ALL SANITARY SEWER LINES TO BE A MINIMUM OF 8" DIA. UNLESS NOTED OTHERWISE.
- ALL WATER LINES TO BE A MINIMUM OF 6" DIA. UNLESS NOTED OTHERWISE.
- 8" POT WATERSHEDS TO BE SIZED FOR CITY STANDARDS FOR COMMERICAL AND INDUSTRIAL AREA.
- SAME EXISTING PROPERTY IS LOCATED WITHIN AN AREA MARKED AS "FLOOD PROTECTION ZONE," FLOOD SPECIAL FLOOD INSURANCE RATE MAP NUMBER 17-0001A, PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA), ON JANUARY 19, 1983.
- THE PROPERTY IS NOT LOCATED WITHIN THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH IT IS LOCATED.
- THE BASIS OF DIVISION FOR THIS PLAT ARE NORTH 28°20'23" WEST AS THE WEST LINE OF LOT 2, BLOCK 1, NEIGHBOR ADDITION, ALSO BEING THE EASTERLY BOUND OF 3RD LINE OF TOWN ARCADE.
- SEVERAL EXISTING CROWNINGS HAVE BEEN ESTIMATED USING A 4" ROCK AND OTHER MATERIALS ARE CALLED OUT ON THE PLAT.
- THE PLAT SHOWS 10' SIDEWALKS ONLY. THE EXTENSION AND FEED OF EXISTATION PROVISIONS OF THIS PLAT ARE

PREPARED FOR:

MONUMENT TRADING, LLC
AN OKLAHOMA LIMITED LIABILITY COMPANY
5711 EAST 71st STREET #120
TULSA, OKLAHOMA 74136
OWNER: (918) 494-4004
FAX: (918) 494-4009

SMC
SMC Consulting Engineers, P.C.
 815 West Main • Glendora City, CA 91716
 POC: 462-232-7715 Fax: 462-232-7859
 Website: www.smcinc.com
 SELECTION CERTIFICATE OF AWARD NO. CA 444 DFR 4/28/2011
 PROJECT NO.: 4421.30 DATE: 12/04/2019

SURVEYOR:	ENGINEER:
JOHNSON-THOMPSON-MANSFIELD, PLLC OKLAHOMA CITY, OK 73105 PH: (405) 867-7402 CA NO. 6391, EXPIRES 6/30/2020	SAC CONSULTING ENGINEERS, P.C. OKLAHOMA CITY, OK 73108 PH: (405) 232-7715 CA NO. 464, EXPIRES 6/30/2021



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