City Council
Regular Meeting

October 6, 2025 - 6:00 PM
Glenpool City Hall, City Council Chambers
12205 S. Yukon Ave. 3rd Floor
Glenpool, Oklahoma

NOTE: Members of the public are invited to attend the in-person meeting, or join a live broadcast at this link:
Join Zoom Meeting
https://us02web.zoom.us/j/89753555435?pwd=QzdFVjA1b0lKa1lSUFlKbUNrUUxtdz09
Meeting ID: 897 5355 5435
Passcode: 974088
One tap mobile
+13462487799, US (Houston)
+14086380968, US (San Jose)
Dial by your location
+1 253 215 8782 US (Tacoma)
+1 346 248 7799 US (Houston)
Meeting ID: 897 5355 5435
Passcode: 974088
Find your local number: https://us02web.zoom.us/u/kdrY6w7ABX
The City Council welcomes comments from citizens of Glenpool who wish to address any item on the agenda.

- **Speakers attending via ZOOM are required to complete the Request to Speak form located on our website: https://www.glenpoolonline.com/DocumentCenter/View/2551/request-to-speak-at-open-meeting-forms-2025?bidId = and email it to the City Clerk: lasmith@cityofglenpool.com PRIOR TO 6:00 PM CALL TO ORDER.**

AGENDA

A) **Call to Order - Joyce G. Calvert, Mayor**

B) **Roll Call, Declaration of a Quorum - Lesli Smith, City Clerk; Joyce G. Calvert, Mayor**

C) **Invocation-Pastor Nate Brumley of First Baptist Church in Glenpool**

D) **Pledge of Allegiance - Joyce G. Calvert, Mayor**

E) **Management Report**

1) CM Report

F) **Mayor Report - Joyce G. Calvert, Mayor**

G) **Council Comments**

H) **Public Comments**

I) **Consideration and appropriate action relating to a request for approval of the Consent Agenda.**

(All matters listed under "Consent" are considered by the City Council to be routine and will be enacted by one motion. Any Councilor may, however, remove an item from the Consent Agenda by request. A motion to adopt the Consent Agenda is non-debatable.)

1) To approve the minutes from the September 15, 2025, meeting.

2) To approve Budget Amendment CITY-04 for budget rollovers from FY 2024-2025 to FY 2025-2026.

3) To approve the FY 2024-2025 Equitable Sharing Agreement and Certification Report required by the U.S. Department of Justice and U.S. Department of the Treasury.

4) To approve Resolution 2025014, a resolution authorizing the City Manager to finalize and execute a Lease Purchase Agreement for equipment with RCB Bank.

5) To approve the proposed change to the City of Glenpool's jail operations, specifically converting the current 10-day lockup facility to a 12-hour holding facility.

6) To ratify approval of the Subdivision Participation and Release Form, Reference Number CL-1750025, for the Purdue Direct Settlement.

7) To ratify approval of the Secondary Manufacturers' Combined Subdivision Participation and Release Form, Reference Number CL-1771623, for the Secondary Manufacturers Settlements.

8) To approve application to the Oklahoma JAG-LLE Bullet Proof Vest Grant in the amount $9,541.00 due on November 2nd, 2025.

J) **Consideration and appropriate action relating to items removed from the Consent Agenda**

K) **Scheduled Business**

1) Discussion and possible action to approve, amend, or deny Resolution No. 2025015, a Resolution authorizing application for financial assistance from the Municipal Road Drilling Activity Fund (MRDAF).
(Beth Miller, Grants and Special Projects)

2) **151-75 Crossing Planned Unit Development** – A Planned Unit Development application (PUD 46) for a commercial retail center with light industrial uses. The subject site is generally located at the southwest corner of US Highway 75 and State Highway 67 and is approximately 76.599 acres in overall size.
Applicant: 151-75 Crossing, LLC
Applicant Representative: Erik Enyart, Tanner Consulting, LLC

A. Public Hearing on the proposed Planned Unit Development (PUD 46) and Ordinance No. 829.

B. Discussion and possible action to approve, approve with conditions, deny, or amend the Planned Unit Development (PUD 46) and Ordinance No. 829.
(Duy Nguyen, City Planner)

3) Discussion and possible action to approve, amend, or deny the contract for the City of Glenpool Pavement Rehabilitation Project, Project No. 2025-14003, and to authorize the City Manager to execute project documents and change orders as permitted by law.
(David Agbetunsin, City Engineer)

L) **Adjournment**

This notice and agenda was posted at Glenpool City Hall, 12205 S Yukon Ave., Oklahoma, on October 3,2025 at 11:30 a.m..

Signed: Lesli Smith
City Clerk

City Manager's Report

October 6, 2025



City Of Glenpool
Creating Opportunity

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Executive Summary

Mayor and Council,

On the cover of this month's report, is a picture of several members of the Glenpool Fire Department who, on September 11th, joined with firefighters and police officers from across the metro on a 110-story climb to honor those who lost their lives in service to their community. I am thankful that our public safety professionals continue the tradition of honoring these brave men and women. I am also grateful for the work that our men and women in uniform do to keep this community safe.



During the Oklahoma Municipal League conference in Oklahoma City in September, Mayor Calvert was awarded Woman of the Year for cities over 5,000 population, through the Oklahoma Women in Municipal Government. Congratulations Mayor Calvert!



As you will see in this report, we continue to see tremendous progress on the Hwy 75/141st Project. While we continue to see traffic delays on Elwood and other arterial roads, we anticipate that traffic will slowly return to normal once the frontage roads are completed. The last update received from the Oklahoma Department of Transportation indicated the frontage roads will be completed in October. In addition to this project, ODOT has installed advisory signage on Hwy 67. The Transportation Commission will likely be considering the speed changes along this corridor at their October 6th meeting. We should also see an update on the Hwy75/67 interchange corridor study around the end of the month. This results of this corridor study will guide the implementation of signalization recommendations made in the original Hwy 67 corridor study. Finally, conversation is underway with ODOT regarding annexation of their right-of-way along Hwy 67 so that

our officers can enforce traffic laws along this corridor.

As you review the following departmental reports, I hope you take notice of the number of different projects that have been completed or are in progress. Allow me to take a moment and highlight a few of those that are in the report and add a few others that I believe are informative.

- The contractor performing the work on Elwood, 141st and other roads has started. Crews were on site along Elwood between 141st and 151st to conduct crack sealing over the last two weeks. This total project for all roads is expected to be completed in November. This project was the first of three phases of road projects expected this fiscal year.
- Financial audits are underway for the City and our associated trust authorities. Additionally, the Creek-II performance audit is underway.
- We have received a draft of the rate study. Staff is reviewing it for any needed changes or corrections. We anticipate having a final version for presentation and discussion by the Council before the end of the year.
- Staff have been working with the school on their various bond projects. The goal is to cooperatively create a master scheduling document that will help both teams manage timing and programmatic needs for each of the projects.
- The City's Facebook page hit a milestone last month by exceeding 10,000 followers! All of our teams, both internal and external, do a tremendous job of pushing information out, and engaging with, the public. We have multiple channels across 5 major platforms: Facebook, Instagram, X, LinkedIn, and YouTube.
- Upcoming Community Events/City Holidays:
    - Black Gold Car Show: October 18th
    - Spooktacular Fest: October 26th
    - Halloween: October 31st

As you can see from this report our teams are working daily to diligently provide value for those who live in Glenpool and those who choose to locate their businesses in our community. I am thankful for a team that diligently seeks to live out our Core Values and to "Be truthful and transparent".

"The liberties of a people never were, nor ever will be, secure, when the transactions of their rulers may be concealed from them." ~ Patrick Henry

David

Human Resources

Open Positions

We currently have (6) Six Open Positions

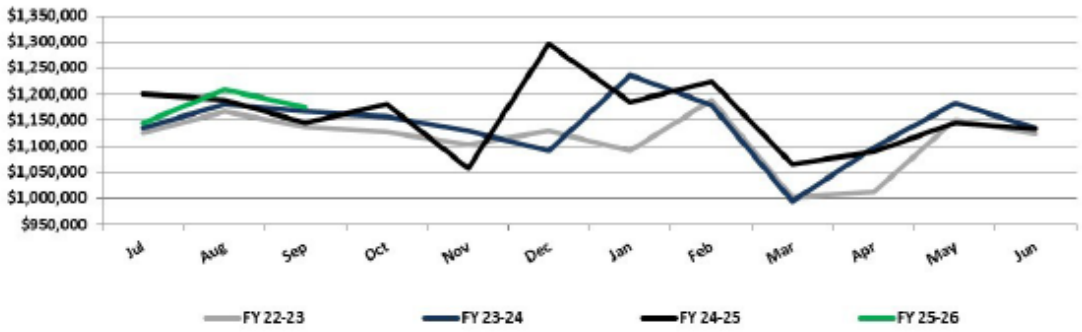
- Fire Department (1)
- Public Works: 5 Positions
  - Distribution Crew Lead (1)
  - Equipment Operator (1)
  - Seasonal Parks Laborers (3) - This position has been closed and will reopen in early spring 2026.

Finance

SALES TAX

FY 25-26 Combined Sales Tax for all funds in September totaled $1,173,801, 2.5% higher than FY 24-25 revenues for the same period. Further details on September financial results will be reported next month after the accounting period is closed.

Sales Tax Revenue by Month
FY 25-26 Actual Compared to Previous 3 Fiscal Years Actual



GENERAL FUND REVENUES

FY 25-26 General Fund revenues through August totaled $2,766,664, which is $56,306, or 2.0%, lower than FY 24-25 revenues through the same period. Revenues were 0.6% below budget through August, with Sales Tax, Charges for Service, and Fines & Forfeitures down year-to-date.

GENERAL FUND EXPENDITURES

FY 25-26 General Fund expenditures through August totaled $2,795,571. This is $243,600 higher than FY 24-25 expenditures through the same period, but $127,746 below budget year-to-date.

REPORT LEGEND

Better Than Expected

Expected, or Minor Variance

Monitor and Consider Taking Action

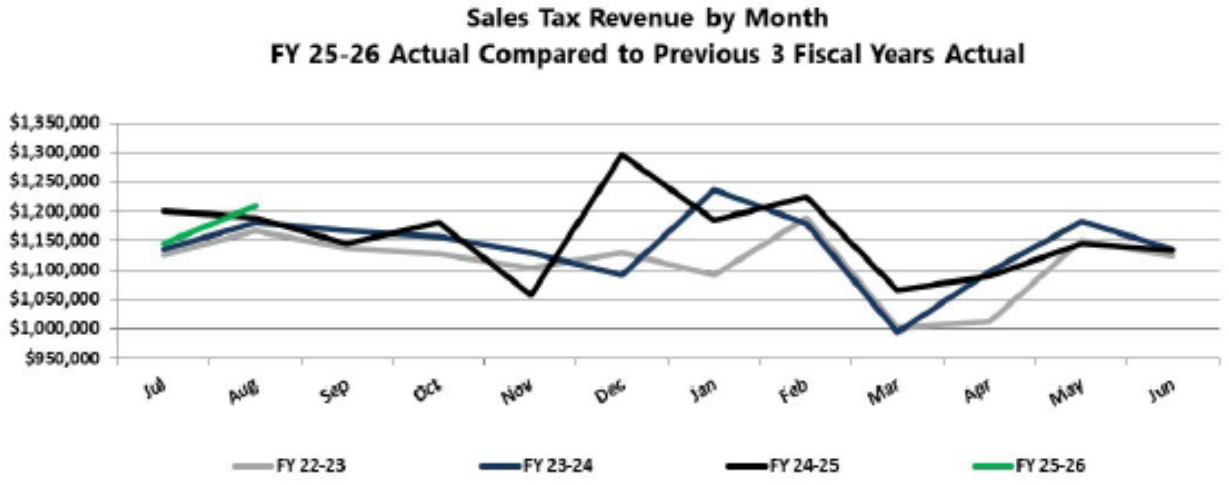
SALES TAX REVENUES—ALL FUNDS

FY25-26 Sales Tax collections through August were 2.9% below budget, and 1.5% below FY24-25 collections.

MONTH	COMPARISON TO BUDGET			COMPARISON TO PRIOR YEAR			PERCENTAGE	
	BUDGET	FY 25-26 ACTUAL	AMT INC/(DEC)	FY 25-26 ACTUAL	FY 24-25 ACTUAL	AMT INC/(DEC)	INC(DEC) BUDGET	INC(DEC) PRIOR YR
July	$ 1,218,819	$ 1,145,396	$ (73,423)	$ 1,145,396	$ 1,200,807	$ (55,411)	-6.0%	-4.6%
August	$ 1,207,093	1,209,259	(2,166)	1,209,259	1,189,253	20,006	-0.2%	1.7%
September			-			-		
October			-			-		
November			-			-		
December			-			-		
January			-			-		
February			-			-		
March			-			-		
April			-			-		
May			-			-		
June			-			-		
TOTAL	$ 2,425,912	$ 2,354,656	$ (75,589)	$ 2,354,656	$ 2,390,060	$ (35,405)	-3.1%	-1.5%

Y-T-D Budget	$ 2,425,912
Y-T-D Actual	2,354,656
Y-T-D Variance	(71,256)
Y-T-D % Var	-2.9%

Prior Year	$ 2,390,060
Y-T-D Actual	2,354,656
Y-T-D Variance	(35,405)
Y-T-D % Var	-1.5%

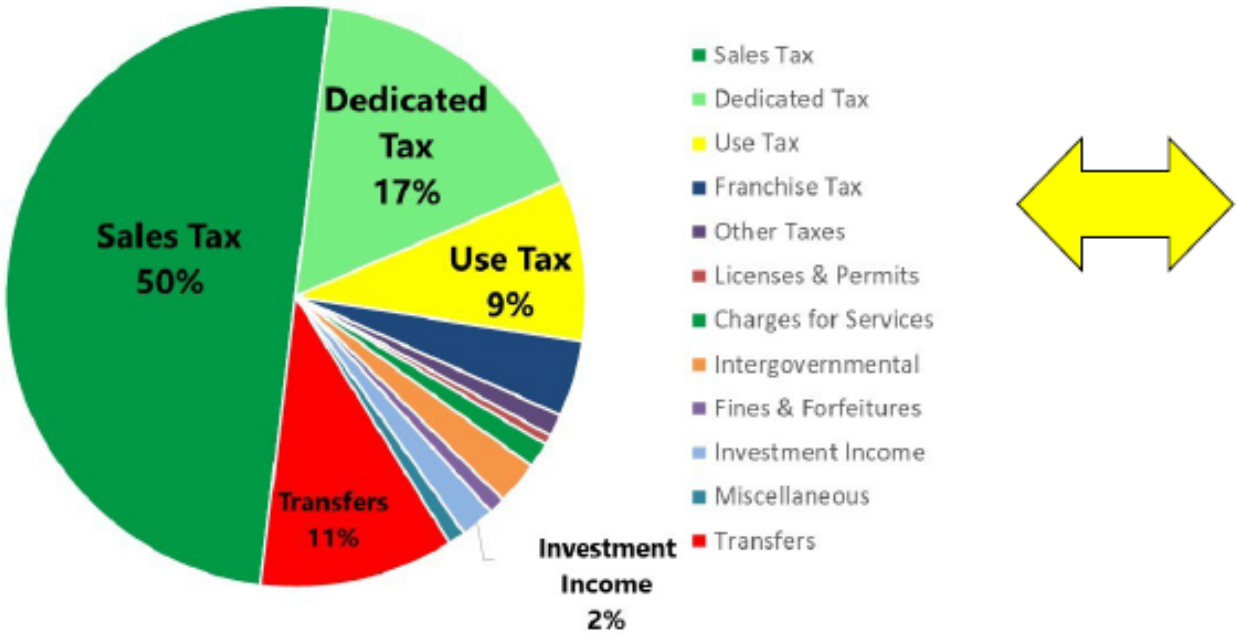


GENERAL FUND
YEAR-TO-DATE REVENUES

	YTD FY25-26 Budget	YTD FY25-26 Actual	Budget Over/(Under)	YTD FY24-25 Actual
Sales Tax	$ 1,426,981	$ 1,382,487	$ (44,494)	$ 1,405,893
Dedicated Tax	475,660	$ 460,907	(14,753)	468,631
Use Tax	223,085	$ 246,640	23,555	216,587
Franchise Tax	100,000	$ 116,700	16,700	109,424
Other Taxes	33,333	$ 33,980	647	33,856
Licenses & Permits	12,900	$ 15,398	2,498	12,917
Charges for Services	60,542	$ 38,810	(21,732)	40,585
Intergovernmental	52,333	$ 67,381	15,048	65,675
Fines & Forfeitures	38,417	$ 25,681	(12,736)	39,320
Investment Income	51,766	$ 52,293	527	97,891
Miscellaneous	9,583	$ 26,388	16,804	32,190
Transfers	300,000	300,000	-	300,000
Totals	**$ 2,784,600**	**$ 2,766,664**	**$ (17,936)**	**$ 2,822,970**

Over (Under) Budget Year-to-Date: **-0.6%**

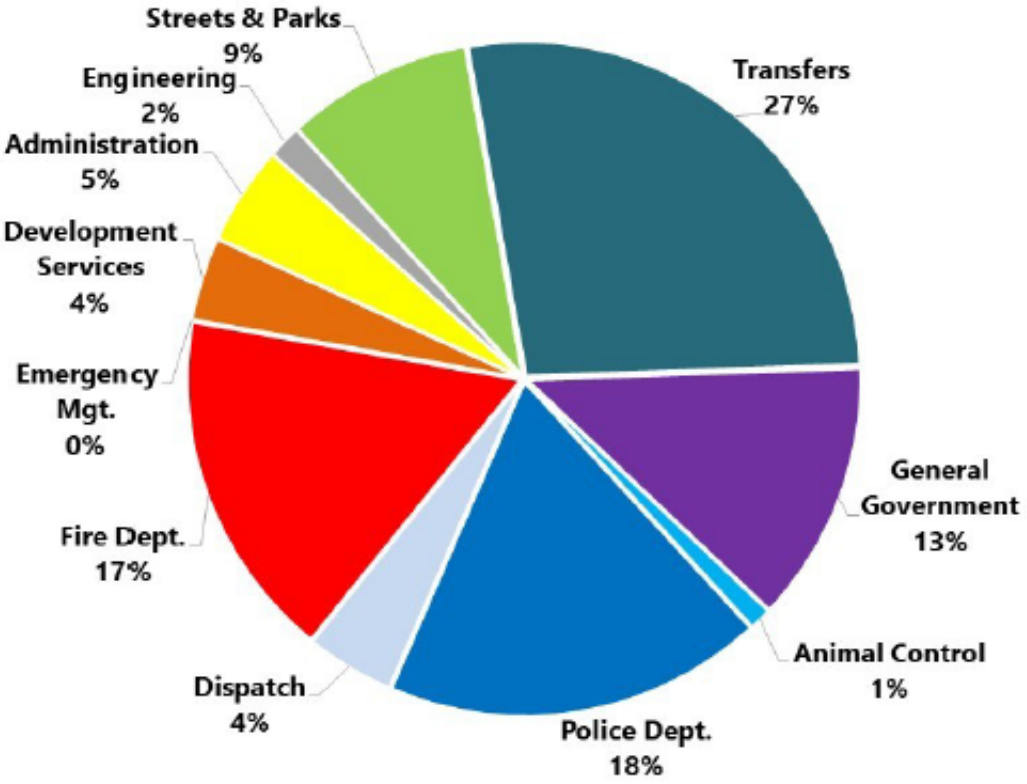
Increase (Decrease) over Prior Year: **-2.0%**



GENERAL FUND
YEAR-TO-DATE EXPENDITURES

DEPARTMENT	YTD FY25-26 Budget	YTD FY25-26 Actual	Budget (Over)/Under	YTD FY24-25 Actual
General Government	$ 315,436	$ 353,047	$ (37,611)	$ 265,470
Animal Control	28,606	30,154	(1,548)	27,362
Police Dept.	504,011	513,792	(9,781)	462,512
Dispatch	116,436	120,319	(3,883)	137,083
Fire Dept.	493,051	473,649	19,403	412,164
Emergency Mgt.	21,217	102	21,115	83
Development Services	127,372	112,477	14,895	99,463
Administration	127,474	133,367	(5,893)	137,450
Engineering	53,751	45,495	8,256	33,207
Streets & Parks	389,477	252,263	137,214	208,486
Transfers	746,487	760,907	(14,421)	768,691
Totals	**$ 2,923,317**	**$ 2,795,571**	**$ 127,746**	**$ 2,551,970**
Under (Over) Budget Year-to-Date:		**4.4%**		
Increase (Decrease) over Prior Year:		**9.5%**		

General Fund YTD Percent Expenditures by Department



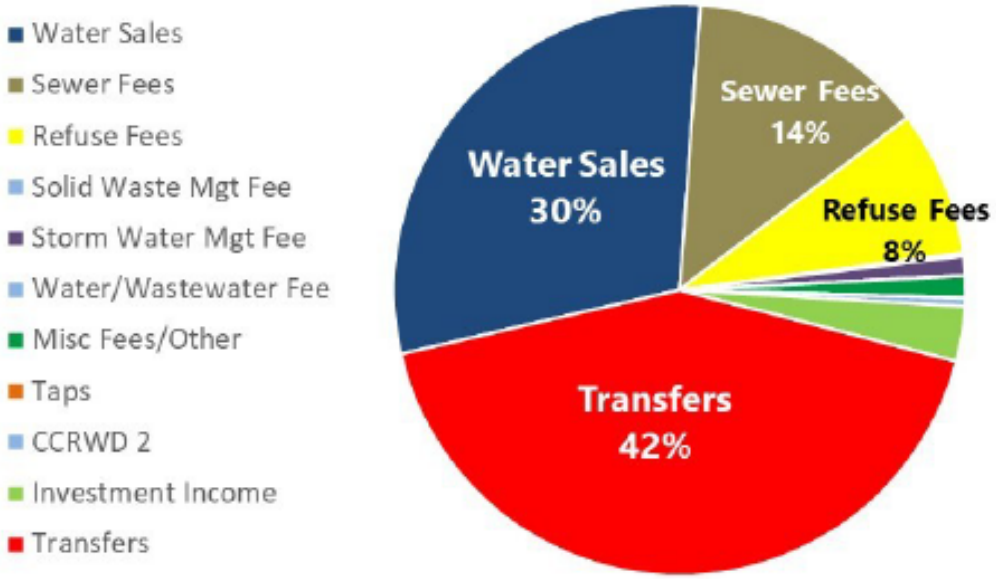
GLENPOOL UTILITY SERVICES AUTHORITY
YEAR-TO-DATE REVENUES

	YTD FY25-26 Budget	YTD FY25-26 Actual	Budget Over/(Under)	YTD FY24-25 Actual
Water Sales	$ 554,821	$ 535,175	$ (19,646)	$ 580,063
Sewer Fees	254,015	243,037	(10,977)	261,257
Refuse Fees	146,731	147,355	624	143,306
Solid Waste Mgt Fee	3,667	3,434	(233)	3,379
Storm Water Mgt Fee	19,667	19,670	3	19,362
Water/Wastewater Fee	833	63	(770)	556
Misc Fees/Other	28,225	22,068	(6,157)	24,622
Taps	9,500	200	(9,300)	3,000
CCRWD 2	7,917	8,287	370	11,633
Investment Income	48,980	55,884	6,904	70,156
Transfers	746,487	760,907	14,421	768,691
Totals	**$ 1,820,841**	**$ 1,796,080**	**$ (24,761)**	**$ 1,886,024**

Over (Under) Budget Year-to-Date: **-1.4%**

Increase (Decrease) over Prior Year: **-4.8%**

GUSA YTD Revenues by Type

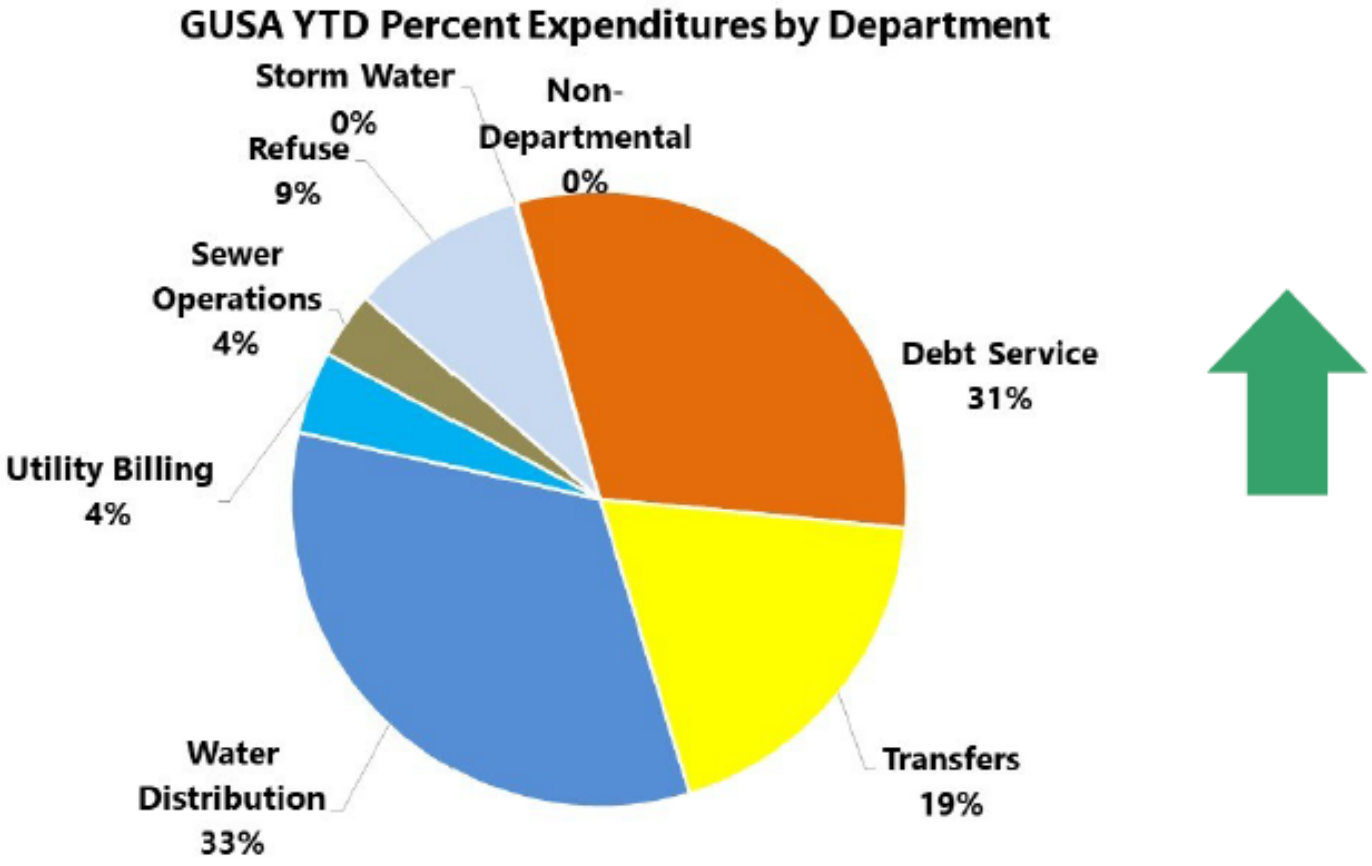


GLENPOOL UTILITY SERVICES AUTHORITY
YEAR-TO-DATE EXPENDITURES

DEPARTMENT	YTD FY25-26 Budget	YTD FY25-26 Actual	Budget (Over)/Under	YTD FY24-25 Actual
Water Distribution	$ 685,112	$ 530,431	$ 154,681	$ 509,293
Utility Billing	87,743	69,313	18,430	73,051
Sewer Operations	96,510	55,856	40,654	79,190
Refuse	157,392	146,968	10,424	153,364
Storm Water	29,000	-	29,000	4,598
Non-Departmental	1,740	1,703	36	1,702
Debt Service	507,579	493,032	14,546	483,886
Transfers	300,000	300,000	-	300,000
Totals	**$ 1,865,075**	**$ 1,597,304**	**$ 267,771**	**$ 1,605,084**

Under (Over) Budget Year-to-Date: **14.4%**

Increase (Decrease) over Prior Year: **-0.5%**



FUND DASHBOARD

FUND	REVENUES	EXPENDITURES	YTD NET REVENUES / (EXPENDITURES)
GENERAL FUND	$2,766,664	$2,795,571	($28,907)
GLENPOOL UTILITY SERVICES AUTHORITY FUND	$1,796,080	$1,597,304	$198,776
GLENPOOL INDUSTRIAL AUTHORITY FUND	$112,618	$118,473	($5,855)
STREETS & INFRASTRUCTURE FUND	$172,101	$5,336	$166,765
PUBLIC SAFETY CAPITAL FUND	$138,525	$204,786	($66,261)
PUBLIC SAFETY PERSONNEL FUND	$294,887	$321,539	($26,652)
CAPITAL FUND	$25,543	$1,623	$23,920
ARPA FUND	$1,195,747	$1,186,028	$9,719
PARKS AND RECREATION FUND	$2,103	$119	$1,984
HOTEL-MOTEL FUND	$49,617	$44,122	$5,495

Development Services

Listed below are current development related activities within the City of Glenpool **through the month of September 2025**. These activities listed include Projects Under Construction, Planning Applications Under Review, Approved Projects Not Under Construction, Building Permits and Inspections, as well as Code Enforcement Activity. The most recent activities are highlighted in **red**.

Commercial/Industrial Projects Under Construction:

1. **C & C Office Complex –** A proposed 2,672 sf office building located 459 E 151st S. The existing single-family residence will be converted into an office building.

2. **Brown Veterinary Clinic – S75 Business Park** – A proposed Veterinary Clinic located at 16161 South Broadway St. within the South 75 Business Park.

3. **Align Sport & Spine -** A proposed 6,632 sf chiropractic clinic located at 12155 South Yukon Ave.

4. **Phoenix Industrial –** A proposed 6,000 sf covered storage area within an existing industrial manufacturing business located at 18340 US Highway 75.

5. **Same Day Auto Repair** - Site plan amendment to add 14 new parking stalls and additional landscaping. The site is approximately 1.5 acres and is located at 14952 South Broadway Street West.

Commercial/Industrial *Occupancy* Permits Issued in September 2025:

1. **Rocking Y Dispensary (OMMA Dispensary) –** 14050 S. Peoria Ave. Ste #108 & #109

Earth Change Permits Issued:

1. **Eagle I Investments (The Lakes at Twin Mounds Commercial)** – Southwest corner of W. 161st Street and US 75. The owner is clearing, grading and preparing the 11-acre site for future commercial uses.

2. **South 75 Business Park –** 2.5-acre site near northwest and northeast corner of 166th Street South and South Broadway Street. The owner is clearing, grading and installing drainage improvements to serve the area.

3. **Grandview Heights Apartments North Expansion** – A 120-unit apartment project on 6.8-acre site located at 12150 South Yukon Avenue. This is an expansion of the existing Grandview Heights Apartment project.

4. **146th and Vancouver:** ODT staging and storage area for the US75 improvement project.

5. **Glenpool High School Varsity Parking Lot Addition:** Grading for an 80-space parking lot located 393 E 147th St.

Residential Projects Under Construction:

	Subdivision Name	Lots Approved or Units	Under Construction	Completed	Lots Available
1	Glen Hills I (Phase 1-6)	84	**1**	83	**0**
2	Glen Hills II (Phase 7-11)	78	**0**	**73**	**5**
3	Scissortail	88	**11**	**74**	**3**
4	Redbud Glen	74	**15**	**40**	**19**
5	Twin Ponds	25	0	**2**	**23**
6	Grandview Heights Apts	120 (units)	0	0	120 (units)
	Totals	**469**	**27**	**270**	**172**

Planning Applications Under Review:

1. Annexation(s): No New Applications

2. Comprehensive Plan Amendment(s): No New Applications

3. Zone Amendment(s): No New Applications

4. Planned Unit Development (PUD):

1. 151-75 Crossing Planned Unit Development – A proposed Planned Unit Development (PUD 45) for a mixed-use development consisting of light industrial and commercial uses. The subject site is 76.6-acres in size and is located on the southwest corner of US Highway 75 and State Highway 67.

5. Subdivision Plat(s) – Preliminary and Final:

1. **The Lakes at Twin Mounds –** A Preliminary Plat to subdivide a 94.0918-acre site into two-hundred and fifty-one (251) lots in nine (9) blocks and seven (7) reserve areas. The subject site is generally located on the south side of W 161st S and west of US75.

2. **151-75 Crossing Preliminary Plat:** A Preliminary Plat for a commercial center of approximately 76.599 acres. There will be a total of seven (7) lots and three (3) reserve areas. The subject site is generally located at the southwest corner of US Highway 75 and State Highway 67.

3. **Redbud Glen II Preliminary Plat:** A Preliminary Plat to subdivide an approximately 25.729-acre site into eighty-two (82) residential lots and four (4) reserve areas. The subject site is generally located on the west side of South Elwood Avenue, approximately a quarter mile north of East 151st Street South.

4. **Scissortail 2 Phase 1** – A Final Plat to subdivide an approximately 40.20-acre site into one-hundred and eleven (111) residential lots and four (4) reserve areas. The subject site is located east of E. 148th St. S and north of S. Poplar St.

6. Lot Split Application(s):

1. **Tucker Family Lot Split** – A Lot Split application (GLS 271) to split a 40.1-acre tract into two (2) parcels and right-of-way dedication. Parcel 1 is approximately 19.3 acres in size. Parcel 2 is approximately 19.3 acres. Both parcels are generally located on the west side of S. Elwood Ave., approximately a half mile north of E. 141st St. S.

2. **South 75 Business Park -** A proposed lot split application (GLS 272) of an approximately 11.09-acre parcel into two (2) tracts. The resulting tracts are approximately 3 acres and 8.085 acres. The property is Lot 1 Block 2 of the Final Plat of South 75 Business Park Phase III-A.

7. Site Plan Application(s):

1. **State Farm Office – Marvin Manns –** A Site Plan review of a proposed office building located at 201 E 141st St.

2. **TSU One, Inc. -** Site plan to add a shop building on an industrial site. The site is approximately 2.47 acres and is located at 700 West 138th Street South.

3. **Glenpool Schools Varsity Building Parking Lot Addition -** A Site Plan application to construct a new parking lot with 80 standard spaces, 3 accessible spaces, and 1 van accessible space. The site is located at 393 E 147th St.

4. **Foundation Baptist Church -** A Site Plan application for an addition to a church building. The site is approximately 0.8-acres, and the addition is approximately 450 square feet.

5. **Glenpool High School Addition –** Site Plan for a new addition to the Glenpool High School Building. The addition is approximately 7,188 square feet and located at 14502 South Fern Street.

8. Specific Use Permits: No New Applications

9. Variance(s): No New Applications

Approved Projects Not Under Construction

1. **McGraw Winfield Realtors** – A proposed 4,434sf office building located at 12189 South Yukon Avenue.

2. **Carson Trails** – A 497-lot residential Planned Unit Development (PUD) located north and east of the northeast corner of West 181st Street and South Union Avenue directly adjacent to Eden South neighborhood. A subdivision plat for Phase I of Carson Trails PUD-43. The plat consists of 82 residential lots and four (4) reserve areas.

3. **Grandview Heights Apartments North Expansion** – A 120-unit apartment project on 6.8-acre site located at 12150 South Yukon Avenue. This is an expansion of the existing Grandview Heights Apartment project.

4. **Redbud Glen II –** A Preliminary Plat to subdivide a 25.729-acre site into sixty-seven (67) lots in eight (8) blocks and four (4) reserve areas. The subject site is generally located north of E. 149th Street S. and West of S. Elwood Ave.

5. **Twin Ponds Phase II** – Preliminary Plat of a 12.29-acre site. The plat proposes subdividing the site into ten (10) lots and four (4) reserve areas. The subject site is generally located north of West 181st Street South – ½ mile west of Highway 75.

6. **Scissortail Phase 1**– A Preliminary Plat to subdivide an approximately 40.20-acre site into one-hundred and eleven (111) residential lots and four (4) reserve areas. The subject site is located east of E. 148th St. S and north of S. Poplar St.

7. **Housley Group Plat** – A proposed Preliminary Plat of a 14.63-acre site located on the north side of West 161st Street South, approximately a half mile east of U.S. Highway 75. The preliminary plat proposes to subdivide the site into three (3) lots.

Items Scheduled for BOA Meeting – October 13, 2025
No items scheduled.

Items Scheduled for Planning Commission Meeting – October 13, 2025

1. **South 75 Business Park -** A proposed lot split application (GLS 272) of an approximately 11.09-acre parcel into two (2) tracts. The resulting tracts are approximately 3 acres and 8.085 acres.

2. **151-75 Crossing Preliminary Plat:** A Preliminary Plat for a commercial center of approximately 76.599 acres. There will be a total of seven (7) lots and three (3) reserve areas. The subject site is generally located at the southwest corner of US Highway 75 and State Highway 67.

Current Residential and Commercial Building Permit Statistics

Current Active Residential Permits	**31**
Current Active Commercial Permits	**5**
New Residential Permits Issued **September 2025 (New Construction)**	**2**
New Commercial Permits Issued **September 2025 (New Construction)**	**0**
Residential Permits through **September 2025 (New Construction)**	**36**
Residential Permits through **September 2024 (New Construction)**	**57**
Assessment Letters Issued in 2024 (Total)	**5**
Assessment Letters Issued in 2025 (Total)	**3**

Code Enforcement Activity for September 2025

ACTIVITY DESCRIPTION:	Totals			
Complaints received and investigated **Year to Date**	**1,288**			
Open public nuisance cases through **September 2025**	**23**			
CODE ENFORCEMENT CASES	**June 2025**	**July 2025**	**Aug 2025**	**Sept 2025**
	169	**179**	**175**	**202**
High grass:	**32**	**33**	**38**	**29**
Fire damaged structures:	**-0-**	**-0-**	**-0-**	**-0-**
Illegally parked vehicles:	**3**	**1**	**1**	**5**
Nuisance abatements (contractor):	**-0-**	**-0-**	**1**	**1**
Notices issued for residents with no water service:	**-0-**	**-0-**	**-0-**	**-0-**
Tulsa County Health Department citations:	**-0-**	**-0-**	**-0-**	**-0-**
Illegally placed signs:	**80**	**75**	**69**	**85**
Damage to public facilities citations:	**-0-**	**-0-**	**-0-**	**-0-**
Excessive trash & debris notices:	**7**	**5**	**4**	**3**
Dilapidated structures/property notices:	**-0-**	**-0-**	**-0-**	**-0-**
Trash can/receptacle placement notices:	**-0-**	**-0-**	**-0-**	**-0-**
Building demolition & removal:	**-0-**	**-0-**	**-0-**	**-0-**
Inoperable/abandoned vehicles:	**6**	**5**	**-0-**	**-0-**
Visual impairments caused by trees, shrubs, vehicles, basketball goals, etc. interfering with traffic flow:	**1**	**-0-**	**-0-**	**-0-**
Stagnant water causing mosquito issues:	**-0-**	**-0-**	**-0-**	**-0-**
Pest issue:	**-0-**	**-0-**	**-0-**	**-0-**
Dilapidated fencing:	**-0-**	**-0-**	**-0-**	**-0-**
Noxious odor:	**-0-**	**-0-**	**-0-**	**-0-**
Phone calls/inquiries	**40**	**60**	**66**	**79**

Public Works

The following details of all work completed between August 23rd – September 26th, 2025

Admin / Community

- Planned and hosted monthly Public Works luncheon.
- Conducted weekly recycling pickups at PW and GCC for delivery to the MET
- Council approved agenda item for purchase of tracked skid steer – this was a pre-approved capital budget purchase for the FY 2025-2026
- Set up desktop computers at Dawes property for those employees with no prior computer access with Debra Wood – IT Director
- Attended the OML Conference/Expo in Oklahoma City

Streets

- Crack sealed – Public Safety building parking lot and multiple other subdivisions around the city
- Filled potholes – Glen Pines, 126th St bridge area, numerous other spots around town – used a total of 6 tons of asphalt
- Fixed downed streets signs – installed new street signs at Carriage Ct & Arena Rd
- Cleaned storm drains – Various areas around town and in numerous detention ponds
- Picked up trash around town
- Weeded – Fencelines on R.O.W

Parks

- Black Gold
  - Mowed and Trimmed x4
  - Started mowing & trimming ditch line at Black Gold
- Kendalwood North
  - Mowed and Trimmed x3
  - Dug up dead trees and filled holes with dirt
- Kendalwood South
  - Mowed and Trimmed x4
  - Cleaned storm drain at this location
- Lambert
  - Mowed and Trimmed x3 – North Side of creek
  - Picked up dead limbs
  - Cleaned up park south of bridge – brush hogged and weed-eated
- Morris
  - Mowed and Trimmed x4
  - USSSA continues to utilize fields 2, 3, and 4
  - Changed locks for football to use lights on fields
- Rolling Meadows

    - Mowed and Trimmed x2

    - Weed-eated behind houses along Hwy 75 in Rolling Meadows
- South County Soccer
    - Mowed and Trimmed x4
    - Drainage repairs made by Three Angels Construction
- Dawes
    - Mowed and Trimmed x3
- Pick up trash and emptied trash cans daily at all city parks.
- Mowed and trimmed R.O.Ws around town x2
- Mowed vacant lot behind Papa John's
- Mowed and trimmed around welcome signs x3
- Mowed disc golf course x2
- Removed dead tree from detention pond off 131st Pl & Oak Pl
- Mowed and trimmed ditch line around 161st St lift station

Beautification

- Cleaned up flower beds at all gateway signs
- Cleaned up and mulched the Senior Center beds
- Cleaned up flower beds at Dawes pool
- Mowed & cleaned disc golf course – mulched and weeded around trees
- Cleaned up flower beds at Water Department
- Installed new lighting at South and East welcome signs
- Coordinated planning of Kendalwood North Nature Planting with volunteers
- Applied for a rain barrel grant with COSWA
- Removed dead trees at KWN Park and filled holes with S&P crew
- Coordination with GPS Upper Elementary on their raised garden bed installation
- Attended the Monarchs on the Mountain training seminar on 9/20/25
- Wrote bio for Blue Thumb event coming up on 10/10/25
- Contacted companies regarding goat grazing for the disc golf course overgrowth

Facilities Maintenance

- Splash pad repairs concluded
- Sink leak repair at FD
- AC drain leak repair at PD
- Garage ceiling repair at Utility Billing building
- Grease extraction at FD & City Hall
- Repaired pool leak at Dawes property pool
- EMS building Gabel repair
- Tennis court lights replaced
- Leak repair in Cheryl's office on 2nd floor
- Light Check at City Hall
- General Maintenance at City Hall
- Cleaned and tested 1122A pool weekly
- Installed lighting at south and east welcome signs

- Morris Park AC coil and damper repair

Wastewater Treatment Plant:

- Passed Class "A" Water & Wastewater!
- Daily calibration and testing performed (CL, DO, pH)
- Daily readings performed
- Daily flow monitoring performed
- Daily addition of chemicals to lagoon
- Weekly Biological Oxygen Demand and Total Suspended Solids samples to Green Co. Testing
- E-coli testing sent to Green Co. Testing
- Hydrogen peroxide has been moved to Newman lift station
- Mowed, weeded, and sprayed (where needed)
- Vehicle and equipment maintenance performed
- Last month of two chlorine samples and will switch to one a week beginning in October

Lift Stations:

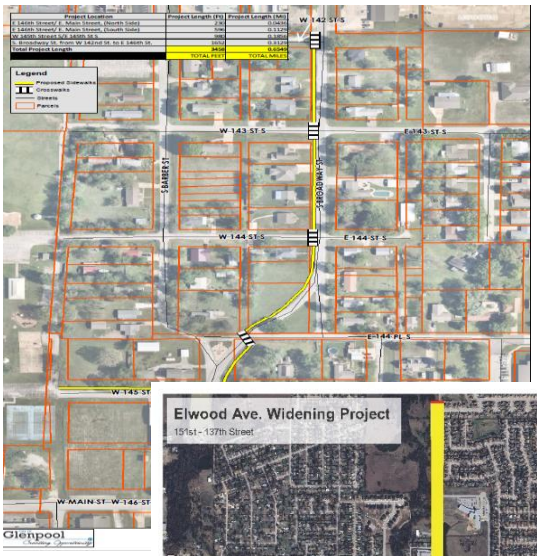
- Inspected all lift stations
    - Cleaned floats
    - Cleaned around stations and wells
    - Mowed, weeded, and sprayed all stations
- Assisted WWTF operator with daily tasks while Kyle was out of office
- Worked with Crossland at the WWTP on repairs to waterlines that were hit while work was being done
- Worked with Crossland to kill all stations for one night for a section of a sewer line repair
- Pulled pump at Glenpark and take it in for repairs

Distribution:

- 374 Utility locates
- 107 turn offs for non-payment
- 133 service orders
- 21 lock outs
- Performed monthly meter reads with unknown bad registers
- 4 leaks repaired (2 major, 2 minor, 0 pending)
- 4-meter(s) set (2 residential, 2 commercial)
- 0 pending meter sets (0 residential, 1 commercial)
- Bi-weekly water samples taken and PASSED
- Mowed, weeded, and sprayed (where needed) at water towers and booster stations
- Cleaned and serviced vehicles and equipment
- Repaired 1 Sewer Manholes
- Jetrodded 2 possible sewer backup(s) (1 on city side, 1 on customer side)
- Diagnosed with 10 hydrants, repaired
- Elwood Lift Station has demonstrated that it cannot keep up with flow during rain events. We have purchased a used bypass pump to use here whenever it rains.

Engineering

This report summarizes the activities of the engineering department and infrastructure projects in the City of Glenpool during the stated period. The most recent activities are highlighted in **red**.



Glenpool Safe Route to School Project JP#3810404

The project establishes an ADA-compliant sidewalk network linking Glenpool Public School to Black Gold Park.

- Total cost: $1,202,760 (City match: $240,552 - paid).
- Kimley Horn was selected as the consultant.
- Contract signed by Kimley-Horn
- Awaiting Notice to Proceed from ODOT.
-



Elwood Ave. Widening from 151st–137th Street, State JP#36939(05)

Expands 1.42 miles from two to four lanes, improving pavement, traffic flow, safety, and aesthetics.

- STP grant: $902,880 (City match: $225,720 - paid).
- RFQ issued November 19, 2024; responses received from 10 firms by December 17, 2024.
- Awaiting finalization of the consultant contract by ODOT

Elwood Avenue at: 141st and 151st Intersections

Received STP grant to construct 141st and 151st intersection on Elwood Avenue.

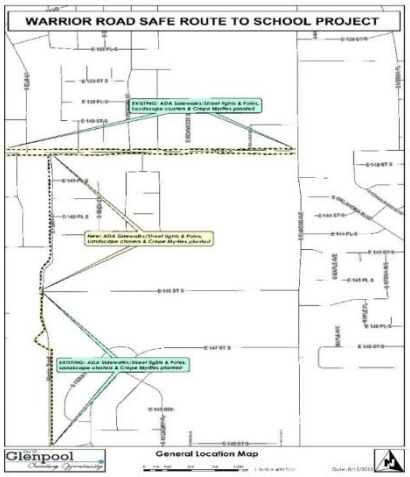
- Total Project cost $4,274,980
- Grant Agreement presented on the City agenda for approval on August 4th, 2025.

Elwood Avenue at: W 121st St. to E 137th St.

Received STP grant to design Elwood Avenue from: W 121st St. to E 137th St.

- Total Project cost $500,000
- Grant Agreement presented on the City agenda for approval on August 4th, 2025.
- Next Step: Consultant Selection

TAP Grant Sidewalk Improvement Project on Warrior Road. JP#3802804



The Warrior Road Project aims to construct a sidewalk from 146th to 141st Street, covering survey, environmental, geotechnical, and engineering studies, culminating in final design and project plans.

- Urban Funding Agreement received from ODOT.
- Kimley Horn was selected as consultant.
- City match: $119,920 - paid.
- Contract signed by Kimley-Horn
- Kickoff meeting held on 06/17/2025

Sidewalk & Beautification Phase II Project JP#28845(05)

Construction of 2 miles of sidewalks linking Glenpool School to the Glenpool Community Center along 146th street, Elwood Avenue, 141st street and Peoria Ave. Project includes installing decorative lighting along 141st street.

- Additional funding was received. Total project funding: $2,564,786
- Plans, Specification and Estimates received. Bid Letting scheduled for October 2025.

The estimate for this project is summarized below:

Project	Description	Estimate
Base Bid	E 141st Street North Side: Between Elwood Ave and Peoria Ave. S Peoria Ave: Between E 141st St & Recreation Center	$624,323.82
Add Alternate 1	E 141st Street South Side: Between S Elwood Ave & S Peoria Ave	$812,962.56
Add Alternate 2	S. Peoria Ave: In Front of Recreation Center to 137th Pl	$108,849.24
Add Alternate 3	E 146th St: Between Warrior Road & S Elwood Ave. S. Elwood Ave: Between E 146th St & E. 141st St	$998,925.36

This project was recommended to receive Transportation Alternatives Program grant by the INCOG Transportation Technical Committee. The grant award is $1,500,974 in Federal Funds.
Received the agreement for the grant. The agreement shall be presented to the Council at the June 2nd Council Meeting. Bid letting scheduled for November 202

US 75/141st Bridge Project

This project constructs a bridge on US-75 over 141st Street, providing frontage roads and signalization.

- Estimated duration: 315 days.
- Project cost: $27.5M; lowest bid: $31.4M (Sherwood Construction Co.)
- Currently under construction.



Source: Damon's Dronegraphy via Facebook



Stormwater Management

- The Engineering Technician visited the City of Owasso to observe their Dry Weather Field Screening and other stormwater practices.
- 2 Notice of Violation were issued in September 2025.
- Engineering Technician completed the EPA construction inspection training course.
- Stormwater campaign for the month highlights the best practice for applying the fertilizer.

Floodplain Management

- The engineering technician, Okhai Akhigbe, underwent the Floodplain Management 101 training and completed that on August 19th, 2025. FM101 is a training for administering and enforcing the flood damage prevention ordinance. The engineering department attended the OFMA conference in Del City from September 22- 24, 2025.

Rolling Meadows Stormwater

This project aims to address surface water runoff issues affecting residents of Rolling Meadows near Taylor's Pond Subdivision.

- Crafton, Tull & Associates is the engineer for design (30% of design plans are received).
- Conducting a subsurface and Utility Exploration for the interim solution for nuisance water in this subdivision.
- Nuisance water design project will be completed in October 2025.

Community Development Block Grant

- FY2024 grant: $120,143 for Glen Village Addition II improvements (stormwater, sinkhole, and street repairs).
- Next step: Develop design and specifications.



Bicycle/ Pedestrian Masterplan Update

This is an update to the City of Glenpool's Bicycle and Pedestrian plan, which would become part of the INCOG Regional Go Masterplan. The City entered into an agreement with INCOG on February 21st, 2024, to update the City bicycle/pedestrian plan. The selected consultant is RDG-Garver LLC.

- Project is underway.

Road Maintenance Project

- Preparing an RFQ for storm drain and sinkhole repairs on Longhorn Avenue.
- Micro surfacing bid project was approved by the City Council at the August 18th Council meeting. Work has begun on this project as crews started the crack sealing Elwood Ave within the last two weeks.
- Pavement rehabilitation Project including road work on 137th and Nyssa, and 147th mill and overlay has been set. An agreement will be presented to City Council on October 6th, 2025, regular city council meeting.

Conference Center/Public Relations

September 2025 Report

CONFERENCE CENTER

September was a very busy month at the Glenpool Conference Center, with a total of 31 events held. These events ranged from trainings and birthday parties to banquets and conferences, showcasing the flexibility of our facility and its ability to support a wide variety of groups.

EVENTS TO HIGHLIGHT

- **LifeGate Freedom Recovery Ministries – Rockin' Ranch Round Up Fundraiser:** returned this year for their annual fundraising banquet. The event supports their mission to provide Christ-centered recovery programs for individuals and families affected by life-controlling addictions. Guests enjoyed a catered dinner, live music, and speakers that highlighted the impact of the organization's work in the community.
- **Oklahoma FFA –** held their NE COLT conference at our center once again. This event brought together students from across the state to celebrate accomplishments, learn new skills, and develop leadership in agricultural education.
- **Oklahoma FCCLA** hosted their annual conference with workshops, presentations, and networking opportunities for students and advisors. The event provided members with valuable leadership experience and career readiness tools.
- **The Common Good Tulsa** - We were also proud to host The Common Good Tulsa for another year. Their event focused on providing resources and support for youth and families in the Tulsa area, helping strengthen community connections and offer meaningful programs for local residents.

September demonstrated the Glenpool Conference Center's ability to accommodate a wide variety of events, from community fundraisers to student leadership conferences. The month highlighted our continued commitment to supporting organizations and events that make a difference.





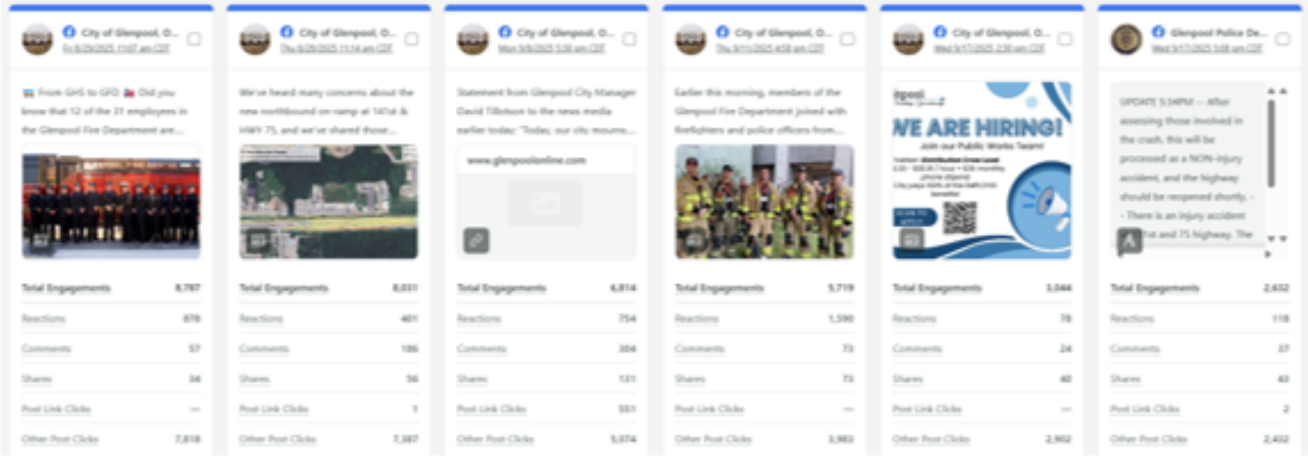
This month, the City of Glenpool reached an exciting milestone—our Facebook page now has more than 10,000 followers! This growth shows the strong interest our residents, businesses, and community partners have in staying connected to what's happening in Glenpool.

One of our core values is Always Be Truthful & Transparent, and social media continues to be one of the keyways we build trust with our community. From event updates and project announcements to important alerts and celebrations, we're proud to use these platforms to keep everyone informed and engaged.

Social media Monthly Stats:

Profile	Audience	Net Audience Growth	Published Posts	Impressions	Engagements
Reporting Period Aug 23, 2025 – Sep 25, 2025	**25,776** ↗2%	**496** ↗77.1%	**155** ↗5.4%	**819,531** ↗57.2%	**93,246** ↗96.5%
Compare To Jul 20, 2025 – Aug 22, 2025	**25,280**	**280**	**147**	**521,213**	**47,465**
City of Glenpool, Oklah...	10,003	145	26	290,275	45,070
Glenpool Animal Contr...	10,450	174	90	445,192	41,520
Glenpool Conference C...	2,308	5	29	36,800	204
Glenpool Police Depart...	3,015	172	10	47,264	6,452

Top City Social Media Posts:



City Comparative Performance Overview:

Profile	Audience	Net Audience Growth	% Audience Growth	Published Posts	Published Carousels	Published Videos	Published Photos	Published Links	Published Text
Your Profiles Average	**10,003.00**	**145.00**	**1.47%**	**26.00**	—	**0.00**	**17.00**	**4.00**	**5.00**
Competitor Profiles Average	**11,215.17**	**132.17**	**1.19%**	**42.00**	—	**2.50**	**36.33**	**2.83**	**0.33**
1 City of Bixby - Muni...	11,364	43	0.38%	18	N/A	7	11	0	0
2 City of Coweta	10,224	368	3.73%	33	N/A	0	33	0	0
3 **City of Glenpool, ...**	10,003	145	1.47%	26	N/A	0	17	4	5
4 City of Jenks - Muni...	11,306	88	0.78%	38	N/A	1	34	3	0
5 City of Owasso, OK ...	14,847	233	1.59%	135	N/A	4	119	12	0
6 City of Sand Spring...	11,700	14	0.12%	9	N/A	0	9	0	0
7 City of Sapulpa Gov.	7,850	47	0.60%	19	N/A	3	12	2	2

Information Technology

Digital Fax

We have transitioned from traditional analog fax to digital fax, resulting in budget savings of approximately $150 per month from the analog phone lines.

Security System Upgrade

The security system upgrade is currently in progress. The Public Safety and Utility Department is 90% complete with their work. Equipment for the Public Works shop has been installed, and they will begin the camera installation next week. The installation is expected to start at the Conference Center towards the end of the month.

ERP Evaluations

IT will establish a team to evaluate our needs for an updated ERP system. Several factors will be considered to enhance our operations for both employees and citizens.

Website Redesign

We have an ERP evaluation team together and RFP about complete and ready to be reviewed by the team and hope to begin demonstrations in October.

Economic Development/Grants

Economic Development

- **Business, Retention, & Expansion (BR&E*)***

- **Morning BREW** was held on September 18, hosted by the Glenpool Chamber and Curtis Evans of the Brian Frere Team – Keller Williams Realty, with support from the city. The event brought together local business leaders for coffee, connection, and conversation. The next Morning BREW is scheduled for Thursday, October 16, from 7:30–9:00 a.m. at Roast House Coffee.



    - **The Glenpool Economic Development Team** is dedicated to fostering strong relationships with local businesses and supporting long-term economic growth through a formal Business Retention and Expansion (BRE) program.
        - Comprising local, regional, and state partners, the committee meets monthly to conduct structured business visits.
        - At the September 22 meeting, the team received an update on Glenpool economic development and discussed upcoming business visit assignments, including key questions and concerns. Team members also shared updates on visits conducted and those remaining.
        - I shared my meeting with Green Country Workforce, and we confirmed November 18 as the date for them to hold a workshop for our identified businesses.

        - Comprising local, regional, and state partners, the committee meets monthly to conduct structured business visits. In June, members participated in BRE training with Charlotte Howe from the Oklahoma Department of Commerce, focusing on interview techniques, confidentiality, and strategies for building effective partnerships.
        - At our August 18th meeting, the team welcomed new members, received an update on Glenpool economic development activities, reviewed our purpose and goals, and discussed upcoming business visit assignments, including key questions, concerns, and best practices.

- **New Business/Sites**

        - **Housing Study – Firm Selection:** After narrowing the search from four to two companies with a more focused scope of work, our team has selected a company to

conduct Glenpool's housing study. The contract is currently under review by the city attorney, and pending approval, the study will begin next month.

- Last month, I met with the CEO of a manufacturing facility interested in expanding in Glenpool. I have been working with the City Planner and City leadership to identify potential sites and assess feasibility. Additionally, I am coordinating with utility partners to determine availability, capacity, and the timeline required to prepare the site.
- Provided a tour of Glenpool to a new resident exploring opportunities to start a business or connect with potential partners for commercial or manufacturing sites.
- RFP (Request for Proposal) Submissions – To date in 2025, we have received 57 RFPs through Tulsa's Future and submitted 3.

- **Travel/Training/Misc:**

  - On September 9, I attended the monthly Select Oklahoma meeting in OKC. Jim Tull, a negotiation expert, shared tips from the August 2024 Select Oklahoma Conference to help economic developers with things like stakeholder analysis and managing emotions when working with others. The meeting also included updates from subcommittees.
  - On September 11, I participated in Tulsa's Future meeting, where we received updates on regional economic development initiatives.
  - On September 15, I met with a commerce representative to discuss incentives for a local manufacturer. While we were able to cover some options, the meeting will need to be rescheduled because the company's consultant had to cancel at the last minute.
  - On September 18, I visited the Tulsa Chamber Member Mingle at Suite Shots in Jenks.
  - On September 19, I had lunch with the manager of a new company opening soon in Glenpool. I was able to connect with him with a member of our Development Services team to address questions he had about opening.
  - On September 25, I participated in Tulsa's Future Partner Quarterly Gathering in Okmulgee, hosted by the Okmulgee Area Development Corporation and OSUIT. The meeting included an overview of recent developments in Okmulgee, updates on innovative workforce initiatives from OSUIT, and the latest Tulsa's Future business attractions and project activity updates.

Grants and Special Projects

- Big Beautiful Bill Funding for CLEAR Program and Gray Key License – Initial application – to be on consent agenda for a future council meeting to apply in the amount of $28,812.28. This is a reimbursement grant. Application guidance and deadlines have not yet been released.
- JAG-LLE Grant for Bullet Proof Vests for PD to be on consent agenda to apply on the October 6th council meeting. This grant is due November 2nd for $10,000 on a reimbursement basis.

- MRDAF (Municipal Road Drilling Activity Fund) is due 9/30/25 for up to $500,000 (25% match) for repairs of 131st Street (cannot be for engineering). I will add to the agenda for Oct 6th as they did indicate we could submit an unsigned draft of a Resolution for the application.
- 2024 STBG street widening grant (for Elwood) awarded last year from ODOT in the amount of $677,160. The signed contract was received on 1/7/2025 and on 1/13/25, now awaiting finalization of contracts with Poe. Notice to proceed expected September 2025.
- INCOG CDBG Grant was approved on 12/2/2024 to repair sinkholes at 145th and Kendalwood BLVD in the amount of $120,143. Signatures were received from City and from the County on 2/14/2025. The scope of the project changed in April, and an extension contract was signed on July 7th and returned from INCOG with county signatures on July 14th. Bid advertisements were delayed until September 2025. 23 - Agreement Renewal - INCOG - Glenpool CMF# 20251428 (1)
- OK Homeland Security State and Local Cybersecurity Program grant in the amount of $14,057 was approved on 12/20/24. Able to replace the server at the PD. Terms and conditions signed on 4/21/2025. Equipment has been purchased, and the Request for Reimbursement was sent out on 8/20/2025 in the amount of $12,280.67, this was received on September 23, 2025.
- FY 2025-2026 Transportation Alternatives & FY 2022-2026 CRP. $1,500,974 awarded with a 20% match. Application submitted on 1/13/25 for completing sidewalk projects on Elwood and 141st, and Peoria Ave. Approved on 3/19/2025. Awaiting contracts from ODOT as of 9/29/2025.
- Recreational Trails Program Grant 2025 submitted 1/31/2025: 80% reimbursed up to $300,000, with a total project cost of $564,188.83. Grant declined on 8/17/2025. The next deadline for this grant is January 2026.
- Opioid Grant 2025: Application submitted June 13th in the amount of $203,303.26 in collaboration with Mercy Regional EMS for a FirstWatch System benefiting 6 counties. Grant was denied 8/21/2025. This will reopen again in the Spring of 2026, and we will consider other routes, possibly partnering with the school.
- DEQ - Collection Event Grant FY26: Application submitted February 28, 2025. Application approved on 4/14/2025 for $20,350 for the Spring Collection Event in 2026. The contract, PO, and the grant guide was received on 7/21/2025.
- SAFE Oklahoma Grant: $71,330.91 was submitted on 7/9/2025. This will be for a drone and a UAV (drone), an ATV, and five police cruiser laptops. Awaiting approval/denial as of 9/29/2025.
- Keep Oklahoma Beautiful Roadside and Environmental Beautification grants were approved in the amount of $3700 on 2/26/2025, and check received 3/7/2025. Emily, Landscape Manager, completed the projects on 8/15/2025. The finalization of the grants was submitted in September 2026.
- INCOG STBG FY 26 & 27 approved on June 18. Contracts received from ODOT on 7/28/2025 and signed on 8/4/2025. See below for more information:38919(04) Combined Urban Funding Agreement - ODOT Let.pdf

    - Elwood Avenue: 141st to 151st Street Intersection Widening

    Federal Funding Awarded: $3,419,984

    - Elwood Avenue Design: 121st Street to 137th Street

    Federal Funding Awarded: $400,000

- Keep Oklahoma Beautiful Pollinator Plot Grant (a $1500 value) was submitted 7/28/2028 to plant a butterfly garden in Morris Park in September 2025.

- **Special Projects**



- Spooktacular -Sunday, October 26 from 3-6 pm is the next City event:

I will be assisting with setting up the day before as well as helping at the event.

- Farmers Market

- SNAP and SFMNP acceptance have become a very good addition for our community, it has been utilized in almost every market.

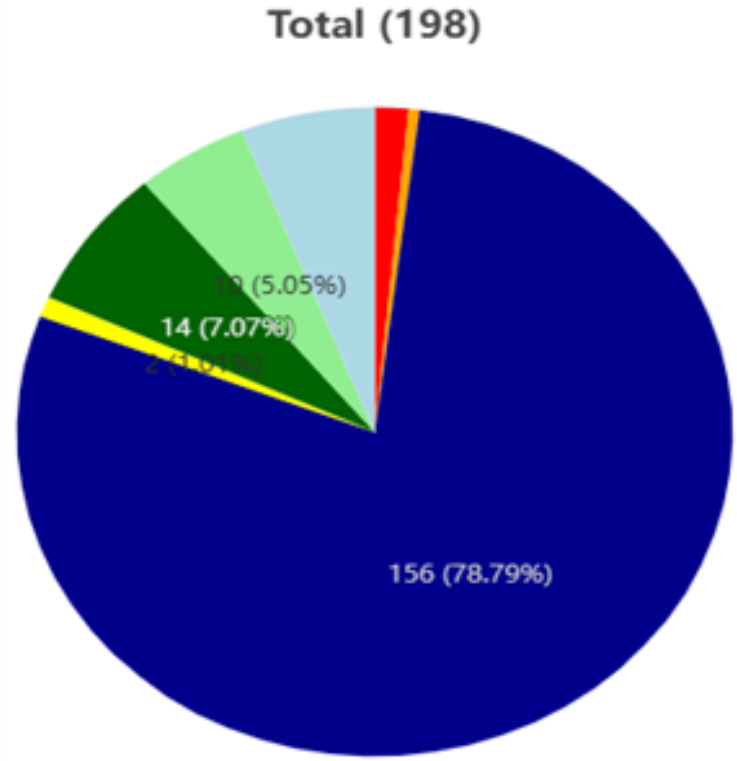
  - The last Farmers Market for the season is October 11th, and we will be having trick or treating for the kids, some visiting alpacas, and some bouncy castles. We did the trick or treating at our last market in 2024 and it was a big hit!
  - Pictured to the left is the Last Farmers Market October of 2024



Glenpool Fire Department Operations September 2025

CM Report 8/22/25-9/25/25

Run Type	# of Calls	Totals Calls
EMS Runs	156	198
Fire Runs	42	
Overlapping	47	



Incident Type Series

3	1 - Fire
1	2 - Overpressure Rupture, Explosion, Overheat(no fire)
156	3 - Rescue & Emergency Medical Service Incident
2	4 - Hazardous Condition (No Fire)
14	5 - Service Call
10	6 - Good Intent Call
12	7 - False Alarm & False Call
198	

Police Department

STAFFING

Currently all positions within the department are filled!

HEADLINES

Officer Hutson was promoted to the rank of Corporal. The Departments reserve officers participated in Black Gold Days. Animal Control participated in Woof Fest

TRAINING

Two officers attended less lethal instructor school. Sgt. Duque attended CS LEEDS Executive Development Seminar.

August 23-September 26, 2025

Calls for Service	2493
Arrest	61
DUI	10
Collision's	57
Alarm Calls	71
Animal Control	127
Burglary	13
Disturbance	19
Domestic	20
Fraud	4
Harassment	5
Larceny	24
Loud Noise	6
Motorist Assist	54
Suspicious Activity	49
Threats	3
Traffic Stops	1266

Always be ***truthful*** & ***transparent***.

OUR CORE VALUES

Savor the journey.

Show that you ***care***.

Create ***WOW*** moments.

Make learning a ***habit***.

OUR MISSION: DEVELOPING A CULTURE OF TRUST TO BETTER SERVE OUR COMMUNITY

City Of Glenpool

Creating Opportunity

City Of Glenpool
Creating Opportunity

CITY COUNCIL

MEETING MINUTES
SEPTEMBER 15, 2025

COUNCIL PRESENT:	Tim Fox, Jaci Triplett-Lund, Joyce Calvert, Chris Brobst
COUNCIL ABSENT:	Shayne Buchanan
STAFF PRESENT:	David Tillotson, LeaAnn Reed, Joe Wuest, Lesli Smith
STAFF ABSENT:	

A) **Call to Order- Joyce G. Calvert, Mayor**

Mayor Calvert called the meeting to order at 6:00 p.m.

B) **Roll Call, Declaration of a Quorum- Lesli Smith, City Clerk; Joyce G. Calvert, Mayor**

Lesli Smith called the roll; Mayor Calvert declared a quorum present. Jana Burk, Attorney, of Rosenstein, Fist & Ringold, were also in attendance.

C) **Invocation- Rebecca Weston of St. James Presbyterian Church in Jenks**

Rebecca Weston of St. James Presbyterian Church in Jenks gave the invocation.

D) **Pledge of Allegiance – Joyce G. Calvert, Mayor**

E) **Management Report**

City Manager Tillotson did not provide a formal management report but took the opportunity to formally recognize Waste Water Treatment Plant Operator Kyle Hughes for recently obtaining his Class "A" Water and Wastewater licenses, noting the benefit this achievement brings to the City of Glenpool. He also extended congratulations to Mayor Calvert on receiving the "Woman of the Year in Municipal Government" award from the Oklahoma Municipal League.

F) **Mayor Report – Joyce G. Calvert, Mayor**

Mayor Calvert did not provide an official mayor's report but informed the council and those in attendance that she recently completed the Oklahoma Municipal League's Mayor Certification program and is now a certified mayor.

G) **Council Comments**

Vice Mayor Lund reiterated City Manager Tillotson's congratulations to Mayor Calvert on receiving the Oklahoma Municipal League's Woman of the Year award. Councilor Fox also proudly announced the birth of his newest granddaughter.

H) **Public Comments**

There were no public comments.

I) **Consideration and appropriate action relating to a request for approval of the Consent Agenda.**

1) To approve the minutes from the September 2, 2025, meeting.

2) To approve the OMAG recommendation of denial on Means TORT Claim.

Moved by Jaci Triplett-Lund, seconded by Chris Brobst

For	**Against**
Tim Fox, Jaci Triplett-Lund, Joyce Calvert, Chris Brobst	None
4	0
Abstained	**Absent**
None	Shayne Buchanan
0	

To approve the consent agenda.

CARRIED.

J) **Consideration and appropriate action relating to items removed from the Consent Agenda**

There were no items removed from the consent agenda.

K) **Scheduled Business**

1) Discussion and possible action to approve, amend, or deny Resolution No. 2025013, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GLENPOOL, OKLAHOMA, URGING THE OKLAHOMA DEPARTMENT OF TRANSPORTATION (ODOT) TO TAKE PROMPT ACTION ON THE IMPLEMENTATION OF THE STATE HIGHWAY 67 CORRIDOR STUDY TO ADDRESS SAFETY AND INFRASTRUCTURE NEEDS ALONG THE CORRIDOR WITHIN THE CITY OF GLENPOOL.

Moved by Joyce Calvert, seconded by Jaci Triplett-Lund

For	**Against**
Tim Fox, Jaci Triplett-Lund, Joyce Calvert, Chris Brobst	None
4	0
Abstained	**Absent**
None	Shayne Buchanan
0	

To approve, the modified Resolution No. 2025013, that includes the request to ODOT to lower the speed limits and as A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GLENPOOL, OKLAHOMA, URGING THE OKLAHOMA DEPARTMENT OF TRANSPORTATION (ODOT) TO TAKE PROMPT ACTION ON THE IMPLEMENTATION OF THE STATE HIGHWAY 67 CORRIDOR WITHIN THE CITY OF GLENPOOL

CARRIED.

L) **Adjournment**

This meeting was adjourned at 6:12 p.m.

RESOLUTION NO. 2025013

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GLENPOOL, OKLAHOMA, URGING THE OKLAHOMA DEPARTMENT OF TRANSPORTATION (ODOT) TO TAKE PROMPT ACTION ON THE IMPLEMENTATION OF THE STATE HIGHWAY 67 CORRIDOR STUDY TO ADDRESS SAFETY AND INFRASTRUCTURE NEEDS ALONG THE CORRIDOR WITHIN THE CITY OF GLENPOOL

WHEREAS, the City of Glenpool, in partnership with the City of Bixby, INCOG, and the Oklahoma Department of Transportation (ODOT), participated in the development and approval of the State Highway 67 Corridor Study to assess and improve transportation infrastructure and safety along the Highway 67 corridor; and

WHEREAS, the Corridor Study was completed, revised, and formally adopted by the Glenpool City Council on September 3, 2024, identifying critical intersection improvements and safety enhancements necessary to support current and future traffic demands; and

WHEREAS, ODOT requested modifications to the study and Glenpool submitted revisions in April 15 and July 17 of 2024 with no comments received since that revision was sent; and

WHEREAS, the City of Glenpool has actively engaged with ODOT to move forward with the implementation of the study's recommendations, including a request for signalization at the Broadway intersection on **October 23, 2020**; a formal proposal to reduce SH-67 speed limits between Elwood Avenue and the US 75/SH 67 intersection on **January 23, 2023**, followed by additional correspondence on **January 16, 2024**; and a formal letter issued on **March 12, 2025**, submitting the finalized SH-67 Corridor Study and identifying the SH-67/Broadway intersection as a priority location for a new stoplight, yet progress has stalled despite the City's readiness and commitment to collaborate; and

WHEREAS, a recent tragic accident at an intersection along Highway 67 within Glenpool resulted in the loss of a juvenile life, underscoring the urgent need for safety improvements and the implementation of the Corridor Study's recommendations; and

WHEREAS, collision data from the Glenpool Police Department shows a troubling trend, with 26 injury crashes and 2 fatalities already reported on Highway 67 in 2025 alone, highlighting the persistent and escalating danger on this corridor; and

WHEREAS, the City of Glenpool believes that timely action by ODOT is essential to prevent further loss of life and to ensure the safety and well-being of all residents and travelers along the corridor;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GLENPOOL, OKLAHOMA:

1. That the City of Glenpool formally urges the Oklahoma Department of Transportation to prioritize and initiate the implementation of the State Highway 67 Corridor Study recommendations within the Glenpool city limits.

2. That the City of Glenpool requests ODOT to provide a timeline and actionable steps for the commencement of intersection improvements and other safety measures identified in the study.

3. That the City of Glenpool concurs with the permanent speed zone limits proposed by the Oklahoma Department of Transportation as shown in attached map. Additionally, the City understands and agrees as follows:

A. The Oklahoma Department of Transportation has requested the responsible parties enforce the proposed permanent speed limit zones and speed limit changes on SH-67 in the City of Glenpool and surrounding Tulsa County.

B. The proposed SPEED LIMIT(S) can only be altered in the future through another approved commission action; and the City of Glenpool will notify the Oklahoma Department of Transportation to investigate, concur, and start the process.

4. That the City of Glenpool urges ODOT to implement enhanced school zone safety measures along SH-67.

5. That the City of Glenpool remains committed to working collaboratively with ODOT and all relevant stakeholders to expedite these improvements and ensure the safety of its community.

6. That a copy of this Resolution be transmitted to ODOT, INCOG, and the City of Bixby to reaffirm Glenpool's commitment and to encourage coordinated action.

PASSED AND APPROVED this __ day of _____, 2025, by the City Council of the City of Glenpool, Oklahoma.

The City of Glenpool, Oklahoma
A Municipal Corporation

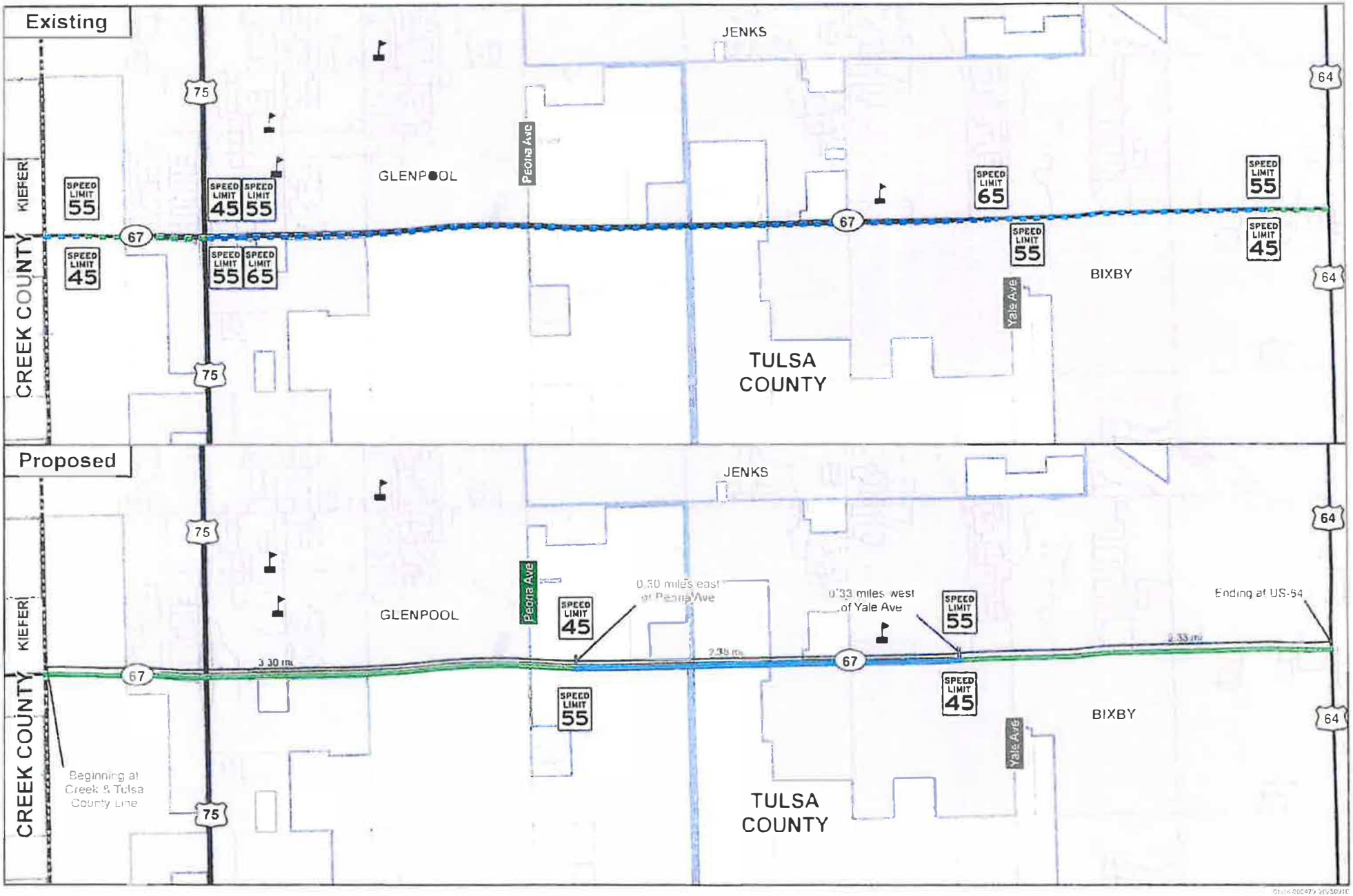
By:_____
Joyce G. Calvert, Mayor

Attest:

_____
Lesli Smith, City Clerk

Approved as to form:

_____
City Attorney



OKLAHOMA Transportation

SH-67 Glenpool/Bixby Speed Zone Revision

Legend

- Existing 45 mph
- Existing 55 mph
- Existing 65 mph
- Proposed 45 mph
- Proposed 55 mph
- School
- Highways
- Non-Highways
- Cities
- Counties

N W E S

To: Honorable Mayor and City Council
From: Josh Brannon, Finance Director
Meeting Date: October 6, 2025
Department/Office: Finance
Item Name: FY 25-26 City Budget Amendment CITY-04

Summary:
The City has projects that were encumbered in Fiscal Year 2024-2025 that were not complete by June 30, 2025. Under the provisions of the Oklahoma Municipal Budget Act, 11 O.S. § 17-201 through § 17-218, the City may lapse unexpended appropriations at fiscal year-end and re-approve outstanding encumbrances in the immediately following fiscal year.

Recommended Action:
Staff recommends approval of Budget Amendment CITY-04.

Budget:
See attached

Attachments:
1. FY 25-26 Budget Amendment CITY-04 - Budget Rollovers 10-06-25
2. FY 25-26 Budget Amendment CITY-04 - Budget Rollovers Exhibit A

City of Glenpool
Budget Amendment

Fiscal Year: 2025-2026
Amendment No: CITY-04
Date Requested: 10/6/2025

Revenue					
Fund	Account Number	Account Name	Current Budget	Increase / (Decrease)	Revised Budget
01	5-00-5409	Transfer from Fund Balance	$ 2,347,828.00	$ 11,888.53	$ 2,359,716.53
03	5-00-5409	Transfer from Fund Balance	$ 225,768.00	$ 131,434.00	$ 357,202.00
06	5-00-5409	Transfer from Fund Balance	$ 257,766.00	$ 1,394,026.64	$ 1,651,792.64
51	5-00-5409	Transfer from Fund Balance	$ 19,244.00	$ 150,000.00	$ 169,244.00
					$ -
					$ -
					$ -
		Total		**$ 1,687,349.17**	

Expense					
Fund	Account Number	Account Name	Current Budget	Increase / (Decrease)	Revised Budget
01	6-14-6273	Repair & Maint Supplies	$ 18,000.00	$ 11,888.53	$ 29,888.53
03	6-01-6333	Capital Purchases	$ -	$ 131,434.00	$ 131,434.00
06	6-18-6235	Contract Services	$ -	$ 1,394,026.64	$ 1,394,026.64
51	6-06-6350	Fire Vehicles	$ -	$ 150,000.00	$ 150,000.00
					$ -
					$ -
					$ -
		Total		**$ 1,687,349.17**	

Notes:
Budget rollovers from FY 2024-2025 to FY 2025-2026

Approved by the City of Glenpool

Mayor **Date**

EXHIBIT A
BUDGET ROLLOVERS FROM FY 2024-2025 TO FY 2025-2026

FUND	ACCOUNT #	DESCRIPTION	AMOUNT	REASON FOR CURRENT YEAR EXPENDITURE	FUNDING SOURCE	FUND BALANCE AMOUNT	PURCHASE ORDERS WITH OUTSTANDING BALANCES AS OF JUNE 30, 2025
General Fund	01-6-14-6273	Repair & Maint Supplies	$ 11,888.53	Open prior year PO	Fund Balance	$ 11,888.53	PO 25-21960
	03-6-01-6333	Capital Purchases	$ 131,434.00	Open prior year PO	Fund Balance	$ 131,434.00	PO 25-21585
	06-6-18-6235	Contract Services	$ 403,800.91	Open prior year PO	Fund Balance	$ 403,800.91	PO 25-20039
	06-6-18-6235	Contract Services	$ 990,225.73	Open prior year PO	Fund Balance	$ 990,225.73	PO 25-20043
	51-6-06-6350	Fire Vehicles	$ 150,000.00	Open prior year PO	Fund Balance	$ 150,000.00	PO 24-17856
		Total General Fund	**$ 1,687,349.17**			**$ 1,687,349.17**	
		TOTAL ALL GOVERNMENTAL FUNDS	**$ 1,687,349.17**			**$ 1,687,349.17**	

To: Honorable Mayor and City Council
From: Josh Brannon, Finance Director
Meeting Date: October 6, 2025
Department/Office: Finance
Item Name: Annual Federal Equitable Sharing Agreement and Certification

Summary:
The Glenpool Police Department is an active participant in the Federal Equitable Sharing Program through the U.S. Department of Justice and the U.S. Department of the Treasury. This program shares monetary assets seized during the adjudication of federal crimes in which the Glenpool Police Department assisted.

Glenpool is required to submit an annual report which demonstrates how these funds were utilized during the previous year. As designated Jurisdiction Finance Contact, it is my responsibility to submit the annual report on behalf of the Glenpool Police Department.

Attached is the completed FY ending June 30, 2025, Equitable Sharing Agreement and Certification report. The report requires that I obtain approval and authorization from Police Chief Jeremy Plane, Agency Head, as well as Mayor Calvert, Governing Body Head, prior to submitting the report.

Recommended Action:
Staff recommends approval and authorization for Joshua Brannon to electronically submit the FY 2024-2025 annual Equitable Sharing Agreement and Certification.

Budget:
N/A

Attachments:
1. FY 2024-2025 Equitable Sharing Agreement and Certification

OMB Number 1123-0011
Expires: May 31, 2028

Equitable Sharing Agreement and Certification

NCIC/ORI/Tracking Number: OK0720700
Agency Name: City Of Glenpool Police Department **Type:** Police Department
Mailing Address: 12205 S Yukon Ave
Glenpool, OK 74033

Agency Finance Contact
Name: Plane, Jeremy
Phone: (918)322-8110 **Email:** jplane@cityofglenpool.com

Jurisdiction Finance Contact
Name: Brannon, Joshua
Phone: 918-209-4628 **Email:** jbrannon@cityofglenpool.com

ESAC Preparer
Name: Brannon, Joshua
Phone: 918-209-4628 **Email:** jbrannon@cityofglenpool.com

FY End Date: 06/30/2025 **Agency FY 2026 Budget:** $4,119,549.00

Annual Certification Report

	Summary of Equitable Sharing Activity	Justice Funds [1]	Treasury Funds [2]
1	Beginning Equitable Sharing Fund Balance	$9.49	$2,731.79
2	Equitable Sharing Funds Received	$0.00	$0.00
3	Equitable Sharing Funds Received from Other Law Enforcement Agencies and Task Force	$0.00	$0.00
4	Other Income	$0.00	$0.00
5	Interest Income	$0.00	$1.68
6	Total Equitable Sharing Funds Received (total of lines 2-5)	$0.00	$1.68
7	Equitable Sharing Funds Spent (total of lines a - n)	$0.00	$1,038.00
8	Ending Equitable Sharing Funds Balance (difference between line 7 and the sum of lines 1 and 6)	$9.49	$1,695.47

[1] Department of Justice Asset Forfeiture Program Investigative Agency participants are: FBI, DEA, ATF, USPIS, USDA, DCIS, DSS, and FDA
[2] Department of the Treasury Asset Forfeiture Program participants are: IRS-CI, ICE, CBP and USSS.

	Summary of Shared Funds Spent	Justice Funds	Treasury Funds
a	Law Enforcement Administrative Costs	$0.00	$0.00
b	Training and Education	$0.00	$0.00
c	Law Enforcement, Public Safety, and Detention Facilities	$0.00	$0.00
d	Law Enforcement Equipment	$0.00	$1,038.00
e	Joint Law Enforcement and Public Safety Operations	$0.00	$0.00
f	Contracts for Services	$0.00	$0.00
g	Law Enforcement Travel and Per Diem	$0.00	$0.00
h	Law Enforcement Awards and Memorials	$0.00	$0.00
i	Drug, Gang, and Other Prevention or Awareness Programs	$0.00	$0.00
j	Overtime	$0.00	$0.00
k	Law Enforcement Initiatives that Further Investigations	$0.00	$0.00
l	Salaries	$0.00	$0.00
m	Non-Categorized Expenditures	$0.00	$0.00
	Total	$0.00	$1,038.00

Equitable Sharing Funds Received From Other Agencies

Transferring Agency Name	Justice Funds	Treasury Funds

Other Income

Other Income Type	Justice Funds	Treasury Funds

Salaries

Salary Type	Justice Funds	Treasury Funds

Non-Categorized Expenditures

Description	Justice Funds	Treasury Funds

Paperwork Reduction Act Notice

Under the Paperwork Reduction Act, a person is not required to respond to a collection of information unless it displays a valid OMB control number. We try to create accurate and easily understood forms that impose the least possible burden on you to complete. The estimated average time to complete this form is 30 minutes. If you have comments regarding the accuracy of this estimate, or suggestions for making this form simpler, please write to the Money Laundering and Asset Recovery Section at 1400 New York Avenue, N.W., Washington, DC 20005.

Privacy Act Notice

The Department of Justice is collecting this information for the purpose of reviewing your equitable sharing expenditures. Providing this information is voluntary; however, the information is necessary for your agency to maintain Program compliance. Information collected is covered by Department of Justice System of Records Notice, 71 Fed. Reg. 29170 (May 19, 2006), JMD-022 Department of Justice Consolidated Asset Tracking System (CATS). This information may be disclosed to contractors when necessary to accomplish an agency function, to law enforcement when there is a violation or potential violation of law, or in accordance with other published routine uses. For a complete list of routine uses, see the System of Records Notice as amended by subsequent publications.

Single Audit Information

Independent Auditor

Name: Kirk Vanderslice
Company: Hinkle & Company PC
Phone: 918-494-3388 **Email:** kirk@hiklecpas.com

Were equitable sharing expenditures included on the Schedule of Expenditures of Federal Awards (SEFA) for the jurisdiction's Single Audit for the prior fiscal year? If the jurisdiction did not meet the threshold to have a Single Audit performed, select Threshold Not Met.

YES [X] NO [ ] THRESHOLD NOT MET [ ]

Prior Year Single Audit Number Assigned by Federal Audit Clearinghouse: 2024-06-GSAFAC-0000352463

Affidavit

Under penalty of perjury, the undersigned officials certify that they have read and understand their obligations under the *Guide to Equitable Sharing for State, Local, and Tribal Law Enforcement Agencies (Guide)* and all subsequent updates, this Equitable Sharing Agreement, and the applicable sections of the Code of Federal Regulations. The undersigned officials certify that the information submitted on the Equitable Sharing Agreement and Certification form (ESAC) is an accurate accounting of funds received and spent by the Agency.

The undersigned certify that the Agency is in compliance with the applicable nondiscrimination requirements of the following laws and their Department of Justice implementing regulations: Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d *et seq.*), Title IX of the Education Amendments of 1972 (20 U.S.C. § 1681 *et seq*.), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794), and the Age Discrimination Act of 1975 (42 U.S.C. § 6101 *et seq*.), which prohibit discrimination on the basis of race, color, national origin, disability, or age in any federally assisted program or activity, or on the basis of sex in any federally assisted education program or activity. The Agency agrees that it will comply with all federal statutes and regulations permitting federal investigators access to records and any other sources of information as may be necessary to determine compliance with civil rights and other applicable statutes and regulations. Further, agencies are required to collect race and ethnicity data as required by 28 C.F.R. 42.106(b) and 31 C.F.R. 22.6(b).

Equitable Sharing Agreement

This Federal Equitable Sharing Agreement, entered into among (1) the Federal Government, (2) the Agency, and (3) the Agency's governing body, sets forth the requirements for participation in the federal Equitable Sharing Program and the restrictions upon the use of federally forfeited funds, property, and any interest earned thereon, which are equitably shared with participating law enforcement agencies. By submitting this form, the Agency agrees that it will be bound by the *Guide* and all subsequent updates, this Equitable Sharing Agreement, and the applicable sections of the Code of Federal Regulations. Submission of the ESAC is a prerequisite to receiving any funds or property through the Equitable Sharing Program.

1. Submission. The ESAC must be signed and electronically submitted within two months of the end of the Agency’s fiscal year. Electronic submission constitutes submission to the Department of Justice and the Department of the Treasury.

2. Signatories. The ESAC must be signed by the head of the Agency and the head of the governing body. Examples of Agency heads include police chief, sheriff, director, commissioner, superintendent, administrator, county attorney, district attorney, prosecuting attorney, state attorney, commonwealth attorney, and attorney general. The governing body head is the head of the agency that appropriates funding to the Agency. Examples of governing body heads include city manager, mayor, city council chairperson, county executive, county council chairperson, administrator, commissioner, and governor. The governing body head cannot be an official or employee of the Agency and must be from a separate entity.

3. Uses. Shared assets must be used for law enforcement purposes in accordance with the *Guide* and all subsequent updates, this Equitable Sharing Agreement, and the applicable sections of the Code of Federal Regulations.

4. Transfers. Before the Agency transfers funds to other state or local law enforcement agencies, it must obtain written approval from the Department of Justice or Department of the Treasury. Transfers of tangible property are not permitted. Agencies that transfer or receive equitable sharing funds must perform sub-recipient monitoring in accordance with the Code of Federal Regulations.

5. Internal Controls. The Agency agrees to account separately for federal equitable sharing funds received from the Department of Justice and the Department of the Treasury, funds from state and local forfeitures, joint law enforcement operations funds, and any other sources must not be commingled with federal equitable sharing funds.

The Agency certifies that equitable sharing funds are maintained by its jurisdiction and the funds are administrated in the same manner as the jurisdictions's appropriated or general funds. The Agency further certifies that the funds are subject to the standard accounting requirements and practices employed by the Agency's jurisdiction in accordance with the requirements set forth in the *Guide,* any subsequent updates, and the Code of Federal Regulations, including the requirement to maintain relevant documents and records for five years.

The misuse or misapplication of equitably shared funds or assets or supplantation of existing resources with shared funds or assets is prohibited. The Agency must follow its jurisdiction's procurement policies when expending equitably shared funds. Failure to comply with any provision of the *Guide*, any subsequent updates, and the Code of Federal Regulations may subject the Agency to sanctions.

6. Single Audit Report and Other Reviews. Audits shall be conducted as provided by the Single Audit Act Amendments of 1996 and OMB Uniform Administrative Requirements, Costs Principles, and Audit Requirements for Federal Awards. The

Agency must report its equitable sharing expenditures on the jurisdiction's Schedule of Expenditures of Federal Awards (SEFA) under Assistance Listing Number 16.922 for Department of Justice and 21.016 for Department of the Treasury. The Department of Justice and the Department of the Treasury reserve the right to conduct audits or reviews.

7. Freedom of Information Act (FOIA). Information provided in this Document is subject to the FOIA requirements of the Department of Justice and the Department of the Treasury. Agencies must follow local release of information policies.

8. Waste, Fraud, or Abuse. An Agency or governing body is required to immediately notify the Department of Justice's Money Laundering and Asset Recovery Section and the Department of the Treasury's Executive Office for Asset Forfeiture of any allegations or theft, fraud, waste, or abuse involving federal equitable sharing funds.

Civil Rights Cases

During the past fiscal year: (1) has any court or administrative agency issued any finding, judgment, or determination that the Agency discriminated against any person or group in violation of any of the federal civil rights statutes listed above; or (2) has the Agency entered into any settlement agreement with respect to any complaint filed with a court or administrative agency alleging that the Agency discriminated against any person or group in violation of any of the federal civil rights statutes listed above?

☐ **Yes** ☒ **No**

Agency Head

Name: Plane, Jeremy
Title: Police Chief
Email: jplane@cityofglenpool.com

Signature: _____ Date: _____

To the best of my knowledge and belief, the information provided on this ESAC is true and accurate and has been reviewed and authorized by the Law Enforcement Agency Head whose name appears above. Entry of the Agency Head name above indicates his/her agreement to abide by the Guide, any subsequent updates, and the Code of Federal Regulations, including ensuring permissibility of expenditures and following all required procurement policies and procedures.

Governing Body Head

Name: Calvert, Joyce G.
Title: Mayor
Email: Jcalvertward3@gmail.com

Signature: _____ Date: _____

To the best of my knowledge and belief, the Agency's current fiscal year budget reported on this ESAC is true and accurate and the Governing Body Head whose name appears above certifies that the agency's budget has not been supplanted as a result of receiving equitable sharing funds. Entry of the Governing Body Head name above indicates his/her agreement to abide by the policies and procedures set forth in the Guide, any subsequent updates, and the Code of Federal Regulations.

☐ I certify that I have obtained approval from and I am authorized to submit this form on behalf of the Agency Head and the Governing Body Head.

To: Honorable Mayor and City Council
From: Josh Brannon, Finance Director
Meeting Date: October 6, 2025
Department/Office: Finance
Item Name: FY 2025-2026 Police Vehicle Lease Purchase Agreement

Summary:
Previously this fiscal year, City Council authorized the City Manager to finalize and execute a Lease Purchase Agreement for Police vehicles and equipment with Bank of Oklahoma. At that time, Bank of Oklahoma quoted the most favorable terms, with a four-year lease term with monthly payments at 4.32% interest rate, compounded monthly. However, in the course of developing the lease documents, Bank of Oklahoma was unable to honor its quoted rate and the terms specified in the Request for Quotation.

RCB Bank was the next lowest quote at that time, and has since lowered its rate to 4.28%. The recommended lease term is four years with monthly payments at 4.28% interest rate, compounded monthly. Forty-eight (48) monthly payments of approximately $8,234 plus a $275 issuance cost bring the total acquisition cost to $395,196, which includes interest of $32,571.

Recommended Action:
Staff recommends that the City Council adopt Resolution 2025014, authorizing the City Manager to finalize and execute a Lease Purchase Agreement for equipment with RCB Bank.

Budget:
The FY 2025-2026 Budget includes the purchase of five (5) 2025 Ford Explorers, four (4) of which are Police Interceptors and the other a civilian model CID vehicle, and associated equipment, funded by a lease-purchase agreement. Payments will be made from the Public Safety Capital Fund, account numbers 51-6-90-6550 (Principal) and 51-6-90-6555 (Interest).

Attachments:
1. Resolution No. 2025014

RESOLUTION NO. 2025014

A RESOLUTION OF THE GOVERNING BODY OF THE CITY OF GLENPOOL APPROVING A LEASE PURCHASE AGREEMENT FOR EQUIPMENT BETWEEN THE CITY OF GLENPOOL AND RCB BANK FOR FIVE (5) 2025 FORD POLICE EXPLORERS, SUBJECT TO MUTUAL RATIFICATION AND APPROPRIATION OF FUNDS BY THE CITY EACH FISCAL YEAR DURING THE TERM OF THE AGREEMENT.

WHEREAS, the governing body of Lessee has determined that a true and very real need exists for the acquisition of five (5) 2025 Ford Police Explorers and related equipment *equipment listed includes all attachments, accessions, and additions now and hereafter acquired (the "Equipment"). Lessee desires to finance the Equipment by entering into a Lease Purchase Agreement for Equipment with RCB Bank as Lessor and City of Glenpool as Lessee (the "Agreement") according to the terms set forth in the Quotations from Bob Moore, Phil Long, Dana Safety Inc., White Glove Auto, and Kustom Signal radar approved by Council on July 7, 2025; and the Equipment will be used by Lessee for the purpose of:

Fulfilling essential public safety functions; and

WHEREAS, the governing body of Lessee has taken the necessary steps, including any legal bidding requirements, under applicable law to arrange for the acquisition of such Equipment; and

WHEREAS, the governing body hereby directs its legal counsel to review the Agreement and negotiate appropriate modifications to said Agreement so as to assure compliance with state law and local statutory law, prior to execution of the Agreement by those persons so authorized by the governing body for such purpose.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Glenpool that:

The terms of said Agreement are in the best interests of Lessee for the acquisition of such Equipment and the governing body of Lessee designates and confirms the following persons to execute and deliver, and to or attest, respectively, the Agreement and any related documents necessary to the consummation of the transactions contemplated by the Agreement.

Name and Title of Persons to Execute and Attest Agreement:

David. Tillotson, City Manager

Lesli Smith, City Clerk

BE IT FURTHER RESOLVED, Lessee covenants that it will perform all acts within its power which are or may be necessary to ensure that the interest portion of the Rental Payments coming due under the Agreement will at all times remain exempt from federal income taxation under the

laws and regulations of the United States of America as presently enacted and construed or as hereafter amended.

PASSED AND APPROVED this 6th day of October 2025.

_____
Joyce G. Calvert, Mayor

Attest:

_____
Lesli Smith, City Clerk

To: Honorable Mayor and City Council
From: Jeremy Plane, Chief of Police
Meeting Date: October 6, 2025
Department/Office: Police
Item Name: Municipal Jail

Summary:
The purpose of this report is to provide the City Council with information and a recommendation regarding the proposed change to the City of Glenpool's jail operations, specifically transitioning from a 10-day lockup facility to a 12-hour holding facility.

Background
The Glenpool City Jail currently functions as a 10-day facility, allowing the detention of inmates for up to ten days. This operational model requires extended staffing, food services, laundry services, medical attention protocols, and compliance with state jail standards for longer-term detention.
In recent years, usage patterns, cost considerations, and liability concerns have raised questions regarding the sustainability and efficiency of maintaining a 10-day facility. The majority of detainees are held for short periods before being transferred to a county jail or released. Due to the McGirt ruling, the state mandated DUI change, and the inability to arrest for fines warrants, we encounter a limited number of arrestees who can be held within our current 10-day facility. After taking into consideration the above details, speaking with City Manager David Tillotson and Judge Miles, I know longer believe it is in the best interest of the police department to continue a 10-day facility.

Recommended Action:
Staff recommends changing the current 10-day lockup facility to a 12-hour holding facility.

Budget:
N/A

Attachments:
None

To: Mayor and Council
From: David Tillotson, City Manager
Meeting Date: October 6, 2025
Department/Office: Administration
Item Name: Ratify approval of the Subdivision Participation and Release Form, Reference Number CL-1750025, for the Purdue Direct Settlement

Summary:
The Oklahoma Attorney General's Office partnered with other states in bringing a claim against a number of opioid manufactures and distributors. As a result of this claim, the State has entered into various settlement agreements. The City Council has approved these agreements in the past, and we are currently receiving annual payments as a result of these past settlements. In order to participate in the Purdue settlement, we must "opt in" by approving the attached Subdivision Participation and Release Form. This form will allow us to participate in the State's settlement, but will prohibit us from bringing any additional claims against the parties to the settlement. We do not have any information on how much funding the City would receive from participating in this settlement. Once the settlement deadline passes, the Courts will begin calculating these payments based on the number of participants and the terms of the settlement language.

Recommended Action:
Staf recommends the Council ratify approval of the Subdivision Participation and Release From for the Purdue Direct Settlement.

Budget:
N/A

Attachments:
1. Opioid Settlement-Purdue

Docusign Envelope ID: 01F3E21B-7A38-4126-BF98-19200CD6D756

New National Opioids Settlement: Purdue
Opioids Implementation Administrator
opioidsparticipation@rubris.com

Glenpool city, OK
Reference Number: CL-1750025

TO LOCAL POLITICAL SUBDIVISIONS:

THIS PACKAGE CONTAINS DOCUMENTATION TO PARTICIPATE IN THE NEW NATIONAL OPIOIDS SETTLEMENT. YOU MUST TAKE ACTION IN ORDER TO PARTICIPATE.

Deadline: September 30, 2025

A new proposed national opioids settlement has been reached with Purdue (and certain of its affiliates) and the Sackler family. This *Participation Package* is a follow-up communication to the *Notice of New National Opioids Settlement* recently received electronically by your subdivision.

The proposed settlement is being implemented in connection with Purdue's bankruptcy proceedings, and consists of, among other things, a settlement of Purdue's claims against the Sacklers and certain other parties (referred to as the "Purdue Estate Settlement"), and settlements of direct claims against the Sacklers held by States, local governments and other creditors (collectively, the "Purdue Direct Settlement", and together with the Purdue Estate Settlement, the "Purdue Settlement"). The Purdue Direct Settlement for States and local governments is documented in the Governmental Entity and Shareholder Direct Settlement Agreement.

You are receiving this *Participation Package* because subdivisions in the State of Oklahoma are eligible to participate in the Purdue Direct Settlement.

This electronic envelope contains:

- The *Participation Form* for the Purdue Direct Settlement, including a release of any claims

The *Participation Form* must be executed, without alteration, and submitted on or before September 30, 2025, in order for your subdivision to be considered for initial participation calculations under the Purdue Direct Settlement.

Based upon subdivision participation forms received on or before September 30, 2025, the subdivision participation rate will be used to determine whether participation is sufficient for the Purdue Settlement to move forward and whether the eligible Oklahoma subdivisions earn the maximum potential payment under the Purdue Direct Settlement. If the Purdue Settlement moves forward and goes

effective, your release will become effective. If the Purdue Settlement does not move forward, that release will not become effective.

Any subdivision that does not participate in the Purdue Direct Settlement cannot directly share in the Purdue Direct Settlement funds, even if other subdivisions in the state are participating and sharing in those Purdue Direct Settlement funds. Any subdivision that does not participate may also reduce the amount of money for programs to remediate the opioid crisis in the State of Oklahoma. Please note, a subdivision will not necessarily directly receive Purdue Settlement funds by participating; decisions on how Purdue Settlement funds will be allocated within a state are subject to intrastate agreements or state statutes.

You are encouraged to discuss the terms and benefits of the Purdue Settlement with your counsel, your Attorney General's Office, and other contacts within your state. Many states are implementing and allocating funds for the Purdue Settlement the same as they did for the prior opioids settlements but states may choose to treat the Purdue Settlement differently.

Information and documents regarding the Purdue Settlement, including a complete copy of the Governmental Entity and Shareholder Direct Settlement Agreement, and how it is being implemented in your state can be found on the national settlement website at https://nationalopioidsettlement.com/purdue-sacklers-settlements/. This website will be supplemented as additional documents are created.

How to return signed forms:

There are three methods for returning the executed *Participation Form* and any supporting documentation to the Implementation Administrator:

(1) *Electronic Signature via DocuSign*: Executing the *Participation Form* electronically through DocuSign will return the signed form to the Implementation Administrator and associate your form with your subdivision's records. Electronic signature is the most efficient method for returning the *Participation Form*, allowing for more timely participation and the potential to meet higher settlement payment thresholds, and is therefore strongly encouraged.

(2) *Manual Signature returned via DocuSign*: DocuSign allows forms to be downloaded, signed manually, then uploaded to DocuSign and returned automatically to the Implementation Administrator. Please be sure to complete all fields. As with electronic signature, returning a manually signed *Participation Form* via DocuSign will associate your signed forms with your subdivision's records.

(3) *Manual Signature returned via electronic mail*: If your subdivision is unable to return an executed *Participation Form* using DocuSign, the signed *Participation Form* may be returned via electronic mail to opioidsparticipation@rubris.com. Please include the name, state, and reference ID of your subdivision in the

body of the email and use the subject line Settlement Participation Form – [Subdivision Name, Subdivision State] – [Reference ID].

Detailed instructions on how to sign and return the *Participation Form*, including changing the authorized signer, can be found at https://nationalopioidsettlement.com. You may also contact opioidsparticipation@rubris.com.

YOU MUST RETURN YOUR PARTICPATION FORM TO PARTICIPATE IN THE PURDUE DIRECT SETTLEMENT.

Please note that this is NOT a solicitation or a request for subdivisions to submit votes on the Purdue bankruptcy plan. This settlement package only pertains to a decision to participate in the Purdue Direct Settlement. If you receive a package to vote on the plan you should follow the applicable instructions for voting. PLEASE NOTE THAT VOTING ON THE PLAN IS SEPARATE FROM PARTICIPATION IN THE PURDUE DIRECT SETTLEMENT.

The sign-on period for subdivisions ends on September 30, 2025.

If you have any questions about executing the *Participation Form*, please contact your counsel, the Implementation Administrator at opioidsparticipation@rubris.com, Oklahoma's Attorney General Office or counsel for the majority of Oklahoma's litigating political subdivisions, Todd Court at todd.court@mcafeetaft.com or Tony.Puckett@tony.puckett@mcafeetaft.com.

Thank you,

Implementation Administrator for the Purdue Direct Settlement

The Implementation Administrator is retained to provide the settlement notice required by the Purdue Direct Settlement to manage the collection of the participation forms for it.

EXHIBIT K

Subdivision Participation and Release Form

Governmental Entity: Glenpool city		State: OK
Authorized Signatory: Joyce Calvert		
Address 1: 12205 S. Yukon Ave.		
Address 2:		
City, State, Zip: Glenpool	Oklahoma	74033
Phone: 918-322-5409		
Email: jcalvertward3@gmail.com		

The governmental entity identified above ("*Governmental Entity*"), in order to obtain and in consideration for the benefits provided to the Governmental Entity pursuant to that certain Governmental Entity & Shareholder Direct Settlement Agreement accompanying this participation form (the "*Agreement*")[1], and acting through the undersigned authorized official, hereby elects to participate in the Agreement, grant the releases set forth below, and agrees as follows.

1. The Governmental Entity is aware of and has reviewed the Agreement, and agrees that by executing this Participation and Release Form, the Governmental Entity elects to participate in the Agreement and become a Participating Subdivision as provided therein.

2. The Governmental Entity shall promptly after the Effective Date, and prior to the filing of the Consent Judgment, dismiss with prejudice any Shareholder Released Claims and Released Claims that it has filed. With respect to any Shareholder Released Claims and Released Claims pending in *In re National Prescription Opiate Litigation*, MDL No. 2804, the Governmental Entity authorizes the Plaintiffs' Executive Committee to execute and file on behalf of the Governmental Entity a Stipulation of Dismissal with Prejudice substantially in the form found at https://nationalopioidsettlement.com.

3. The Governmental Entity agrees to the terms of the Agreement pertaining to Participating Subdivisions as defined therein.

4. By agreeing to the terms of the Agreement and becoming a Releasor, the Governmental Entity is entitled to the benefits provided therein, including, if applicable, monetary payments beginning following the Effective Date.

5. The Governmental Entity agrees to use any monies it receives through the Agreement solely for the purposes provided therein.

6. The Governmental Entity submits to the jurisdiction of the court in the Governmental Entity's state where the Consent Judgment is filed for purposes limited to that court's role as and to the extent provided in, and for resolving disputes to the extent provided in, the

[1] Capitalized terms used in this Exhibit K but not otherwise defined in this Exhibit K have the meanings given to them in the Agreement or, if not defined in the Agreement, the Master Settlement Agreement.

Docusign Envelope ID: 01F3E21B-7A38-4126-BF98-19200CD6D756

Agreement. The Governmental Entity likewise agrees to arbitrate before the National Arbitration Panel as provided in, and for resolving disputes to the extent otherwise provided in, the Agreement.

7. The Governmental Entity has the right to enforce the Agreement as provided therein.

8. The Governmental Entity, as a Participating Subdivision, hereby becomes a Releasor for all purposes in the Agreement, including without limitation all provisions of Article 10 (Release), and along with all departments, agencies, divisions, boards, commissions, districts, instrumentalities of any kind and attorneys, and any person in his or her official capacity whether elected or appointed to serve any of the foregoing and any agency, person, or other entity claiming by or through any of the foregoing, and any other entity identified in the definition of Subdivision Releasor, to the maximum extent of its authority, for good and valuable consideration, the adequacy of which is hereby confirmed, the Shareholder Released Parties and Released Parties are, as of the Effective Date, hereby released and forever discharged by the Governmental Entity and its Subdivision Releasors from: any and all Causes of Action, including, without limitation, any Estate Cause of Action and any claims that the Governmental Entity or its Subdivision Releasors would have presently or in the future been legally entitled to assert in its own right (whether individually or collectively), notwithstanding section 1542 of the California Civil Code or any law of any jurisdiction that is similar, comparable or equivalent thereto (which shall conclusively be deemed waived), whether existing or hereinafter arising, in each case, (A) directly or indirectly based on, arising out of, or in any way relating to or concerning, in whole or in part, (i) the Debtors, as such Entities existed prior to or after the Petition Date, and their Affiliates, (ii) the Estates, (iii) the Chapter 11 Cases, or (iv) Covered Conduct and (B) as to which any conduct, omission or liability of any Debtor or any Estate is the legal cause or is otherwise a legally relevant factor (each such release, as it pertains to the Shareholder Released Parties, the "Shareholder Released Claims", and as it pertains to the Released Parties other than the Shareholder Released Parties, the "Released Claims"). For the avoidance of doubt and without limiting the foregoing: the Shareholder Released Claims and Released Claims include any Cause of Action that has been or may be asserted against any Shareholder Released Party or Released Party by the Governmental Entity or its Subdivision Releasors (whether or not such party has brought such action or proceeding) in any federal, state, or local action or proceeding (whether judicial, arbitral, or administrative) (A) directly or indirectly based on, arising out of, or in any way relating to or concerning, in whole or in part, (i) the Debtors, as such Entities existed prior to or after the Petition Date, and their Affiliates, (ii) the Estates, (iii) the Chapter 11 Cases, or (iv) Covered Conduct and (B) as to which any conduct, omission or liability of any Debtor or any Estate is the legal cause or is otherwise a legally relevant factor.

9. As a Releasor, the Governmental Entity hereby absolutely, unconditionally, and irrevocably covenants not to bring, file, or claim, or to cause, assist or permit to be brought, filed, or claimed, or to otherwise seek to establish liability for any Shareholder Released Claims or Released Claims against any Shareholder Released Party or Released Party in any forum whatsoever, subject in all respects to Section 9.02 of the Master Settlement Agreement. The releases provided for herein (including the term "Shareholder Released



Claims" and "Released Claims") are intended by the Governmental Entity and its Subdivision Releasors to be broad and shall be interpreted so as to give the Shareholder Released Parties and Released Parties the broadest possible release of any liability relating in any way to Shareholder Released Claims and Released Claims and extend to the full extent of the power of the Governmental Entity to release claims. The Agreement shall be a complete bar to any Shareholder Released Claim and Released Claims.

10. To the maximum extent of the Governmental Entity's power, the Shareholder Released Parties and the Released Parties are, as of the Effective Date, hereby released and discharged from any and all Shareholder Released Claims and Released Claims of the Subdivision Releasors.

11. The Governmental Entity hereby takes on all rights and obligations of a Participating Subdivision as set forth in the Agreement.

12. In connection with the releases provided for in the Agreement, each Governmental Entity expressly waives, releases, and forever discharges any and all provisions, rights, and benefits conferred by any law of any state or territory of the United States or other jurisdiction, or principle of common law, which is similar, comparable, or equivalent to § 1542 of the California Civil Code, which reads:

> **General Release; extent.** A general release does not extend to claims that the creditor or releasing party does not know or suspect to exist in his or her favor at the time of executing the release that, if known by him or her, would have materially affected his or her settlement with the debtor or released party.

A Releasor may hereafter discover facts other than or different from those which it knows, believes, or assumes to be true with respect to the Shareholder Released Claims or such other Claims released pursuant to this release, but each Governmental Entity hereby expressly waives and fully, finally, and forever settles, releases and discharges, upon the Effective Date, any and all Shareholder Released Claims or such other Claims released pursuant to this release that may exist as of such date but which Releasors do not know or suspect to exist, whether through ignorance, oversight, error, negligence or through no fault whatsoever, and which, if known, would materially affect the Governmental Entities' decision to participate in the Agreement.

13. Nothing herein is intended to modify in any way the terms of the Agreement, to which Governmental Entity hereby agrees. To the extent any portion of this Participation and Release Form not relating to the release of, or bar against, liability is interpreted differently from the Agreement in any respect, the Agreement controls.

14. Notwithstanding anything to the contrary herein or in the Agreement, (x) nothing herein shall (A) release any Excluded Claims or (B) be construed to impair in any way the rights and obligations of any Person under the Agreement; and (y) the Releases set forth herein shall be subject to being deemed void to the extent set forth in Section 9.02 of the Master Settlement Agreement.

I have all necessary power and authorization to execute this Participation and Release Form on behalf of the Governmental Entity.

Signature: Signed by: Joyce Calvert F61783A48123462...

Name: Joyce Calvert

Title: Mayor

Date: 9/29/2025

To: Mayor and Council
From: David Tillotson, City Manager
Meeting Date: October 6, 2025
Department/Office: Administration
Item Name: Ratify Approval of the Secondary Manufacturers' Combined Subdivision Participation and Release Form, Reference Number CL-1771623, for the Secondary Manufacturers Settlements

Summary:
The Oklahoma Attorney General's Office partnered with other states in bringing a claim against a number of opioid manufactures and distributors. As a result of this claim, the State has entered into various settlement agreements. The City Council has approved these agreements in the past, and we are currently receiving annual payments as a result of these past settlements. In order to participate in the Secondary Manufacturers Settlements, we must "opt in" by approving the attached Secondary Manufacturers' Combined Subdivision Participation and Release Form. This form will allow us to participate in the State's settlement, but will prohibit us from bringing any additional claims against the parties to the settlement. We do not have any information on how much funding the City would receive from participating in this settlement. Once the settlement deadline passes, the Courts will begin calculating these payments based on the number of participants and the terms of the settlement language.

Recommended Action:
Staff Recommends the Council ratify the approval of the Secondary Manufacturers' Combined Subdivision Participation and Release Form for the secondary manufacturers settlements.

Budget:
N/A

Attachments:
1. Opioid Settlement-Secondary Settlements

Docusign Envelope ID: 0B0EE311-53C3-4D74-9249-E6DE37400C55

New National Opioids Settlement: Secondary Manufacturers
Opioids Implementation Administrator
opioidsparticipation@rubris.com

Glenpool city, OK
Reference Number: CL-1771623

TO LOCAL POLITICAL SUBDIVISIONS:

THIS PACKAGE CONTAINS DOCUMENTATION TO PARTICIPATE IN THE NEW NATIONAL OPIOIDS SECONDARY MANUFACTURERS SETTLEMENTS. YOU MUST TAKE ACTION IN ORDER TO PARTICIPATE.

Deadline: October 8, 2025

A new proposed national opioids settlement ("*Secondary Manufacturers Settlements*") has been reached with eight opioids manufacturers: Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, and Zydus ("Settling Defendants"). This *Combined Participation Package* is a follow-up communication to the *Notice of National Opioids Settlement* recently received electronically by your subdivision.

You are receiving this *Combined Participation Package* because Oklahoma is participating in the Secondary Manufacturers Settlements.

If a state is not eligible to or does not participate in the settlement with a particular manufacturer, the subdivisions in that state are not eligible to participate in that manufacturer's settlement.

This electronic envelope contains:

- A *Combined Participation Form* for the *Secondary Manufacturers Settlements* that your subdivision is eligible to join, including a release of any claims.

The *Combined Participation Form* must be executed, without alteration, and submitted on or before October 8, 2025, in order for your subdivision to be considered for initial participation calculations and payment eligibility under the *Secondary Manufacturers Settlement*.

Based upon *Combined Participation Forms* received on or before October 8, 2025, the subdivision participation rate will be used to determine whether participation is sufficient for each settlement to move forward and whether a state earns its maximum potential payment under each settlement. If a settlement moves forward, your release will become effective. If a settlement does not move forward, that release will not become effective.

Any subdivision that does not participate cannot directly share in the settlement funds, even if the subdivision's state is settling and other participating subdivisions are sharing in settlement funds. Any subdivision that does not participate may also

reduce the amount of money for programs to remediate the opioid crisis in its state. Please note, a subdivision will not necessarily directly receive settlement funds by participating; decisions on how settlement funds will be allocated within a state are subject to intrastate agreements or state statutes.

You are encouraged to discuss the terms and benefits of the *Secondary Manufacturers Settlements* with your counsel, your Attorney General's Office, and other contacts within your state. Many states are implementing and allocating funds for this new settlement the same as they did for the prior opioids settlements but states may choose to treat this settlement differently.

Information and documents regarding the *Secondary Manufacturers Settlements*, implementation in your state, and how funds will be allocated within your state can be found on the national settlement website at https://nationalopioidsettlement.com/. This website will be supplemented as additional documents are created.

This *Participation Packet* is different than the participation packet you recently received from Rubris concerning a settlement with Purdue Pharma, L.P, and the Sackler Family. The *Secondary Manufacturers Settlements* discussed in this *Participation Packet* are different than the settlement with Purdue and the Sacklers, and you may participate in the *Secondary Manufacturers Settlements* regardless of whether you join the Purdue and Sackler settlement.

How to return signed forms:

There are three methods for returning the executed *Combined Participation Form* and any supporting documentation to the Implementation Administrator:

(1) *Electronic Signature via DocuSign*: Executing the *Combined Participation Form* electronically through DocuSign will return the signed form to the Implementation Administrator and associate your form with your subdivision's records. Electronic signature is the most efficient method for returning the *Combined Participation Form*, allowing for more timely participation and the potential to meet higher settlement payment thresholds, and is therefore strongly encouraged.

(2) *Manual Signature returned via DocuSign*: DocuSign allows forms to be downloaded, signed manually, then uploaded to DocuSign and returned automatically to the Implementation Administrator. Please be sure to complete all fields. As with electronic signature, returning a manually signed *Combined Participation Form* via DocuSign will associate your signed forms with your subdivision's records.

(3) *Manual Signature returned via electronic mail*: If your subdivision is unable to return an executed *Combined Participation Form* using DocuSign, the signed *Combined Participation Form* may be returned via electronic mail to opioidsparticipation@rubris.com. Please include the name, state, and

reference ID of your subdivision in the body of the email and use the subject line Combined Settlement Participation Form – [Subdivision Name, Subdivision State] – [Reference ID].

Detailed instructions on how to sign and return the *Combined Participation Form*, including changing the authorized signer, can be found at https://nationalopioidsettlement.com/additional-settlements/. You may also contact opioidsparticipation@rubris.com.

The sign-on period for subdivisions ends on October 8, 2025.

If you have any questions about executing the *Combined Participation Form*, please contact your counsel, the Implementation Administrator at opioidsparticipation@rubris.com, or Traci Ballard at the Office of the Attorney General of Oklahoma at traci.ballard@oag.ok.gov or 918-581-2588.

Thank you,

Secondary Manufacturers Settlements Implementation Administrator

The Implementation Administrator is retained to provide the settlement notice required by the Secondary Manufacturers Settlements and to manage the collection of the Combined Participation Form.

Docusign Envelope ID: 0B0EE311-53C3-4D74-9249-E6DE37400C55

EXHIBIT K

Secondary Manufacturers' Combined Subdivision Participation and Release Form ("Combined Participation Form")

Governmental Entity: Glenpool city		State: OK
Authorized Official: Joyce Calvert		
Address 1: 12205 S. Yukon Ave.		
Address 2:		
City, State, Zip: Glenpool	Oklahoma	74033
Phone: 918-322-5409		
Email: jcalvertward3@gmail.com		

The governmental entity identified above ("*Governmental Entity*"), in order to obtain and in consideration for the benefits provided to the Governmental Entity pursuant to each of the settlements which are listed in paragraph 1 below (each a "Secondary Manufacturer's Settlement" and collectively, "the Secondary Manufacturers' Settlements"), and acting through the undersigned authorized official, hereby elects to participate in each of the Secondary Manufacturers' Settlements, release all Released Claims against all Released Entities in each of the Secondary Manufacturers' Settlements, and agrees as follows.

1. The Participating Entity hereby elects to participate in each of the following Secondary Manufacturers' Settlements as a Participating Entity:

   a. Settlement Agreement for Alvogen, Inc. dated April 4, 2025.
   b. Settlement Agreement for Apotex Corp. dated April 4, 2025.
   c. Settlement Agreement for Amneal Pharmaceuticals LLC dated April 4, 2025.
   d. Settlement Agreement for Hikma Pharmaceuticals USA Inc. dated April 4, 2025.
   e. Settlement Agreement for Indivior Inc. dated April 4, 2025.
   f. Settlement Agreement for Viatris Inc. ("Mylan") dated April 4, 2025.
   g. Settlement Agreement for Sun Pharmaceutical Industries, Inc. dated April 4, 2025.
   h. Settlement Agreement for Zydus Pharmaceuticals (USA) Inc. dated April 4, 2025.

2. The Governmental Entity is aware of and has reviewed each of the Secondary Manufacturers' Settlements, understands that all capitalized terms not defined in this Combined Participation Form have the meanings defined in each of the Secondary Manufacturers' Settlements, and agrees that by executing this Combined Participation Form, the Governmental Entity elects to participate in each of the Secondary Manufacturers' Settlements and become a Participating Subdivision as provided in each of the Secondary Manufacturers' Settlements.

3. The Governmental Entity shall promptly, and in any event no later than 14 days after the Reference Date and prior to the filing of the Consent Judgment, dismiss with prejudice any Released Claims that it has filed against any Released Entity in each of the Secondary Manufacturers' Settlements. With respect to any Released Claims pending in *In re National Prescription Opiate Litigation*, MDL No. 2804, the Governmental Entity

authorizes the Plaintiffs' Executive Committee to execute and file on behalf of the Governmental Entity a Stipulation of Dismissal with Prejudice for each of the manufacturers listed in paragraph 1 above substantially in the form found at *https://nationalopioidsettlement.com/additional-settlements/.*

4. The Governmental Entity agrees to the terms of each of the Secondary Manufacturers' Settlements pertaining to Participating Subdivisions as defined therein.

5. By agreeing to the terms of each of the Secondary Manufacturers' Settlements and becoming a Releasor, the Governmental Entity is entitled to the benefits provided therein, including, if applicable, monetary payments beginning after the Effective Date.

6. The Governmental Entity agrees to use any monies it receives through each of the Secondary Manufacturers' Settlements solely for the purposes provided therein.

7. The Governmental Entity submits to the jurisdiction of the court and agrees to follow the process for resolving any disputes related to each Secondary Manufacturer's Settlement as described in each of the Secondary Manufacturers' Settlements.[1]

8. The Governmental Entity has the right to enforce each of the Secondary Manufacturers' Settlements as provided therein.

9. The Governmental Entity, as a Participating Subdivision, hereby becomes a Releasor for all purposes in each of the Secondary Manufacturers' Settlements, including without limitation all provisions related to release of any claims,[2] and along with all departments, agencies, divisions, boards, commissions, districts, instrumentalities of any kind and attorneys, and any person in his or her official capacity whether elected or appointed to serve any of the foregoing and any agency, person, or other entity claiming by or through any of the foregoing, and any other entity identified in the definition of Releasor, provides for a release to the fullest extent of its authority. As a Releasor, the Governmental Entity hereby absolutely, unconditionally, and irrevocably covenants not to bring, file, or claim, or to cause, assist or permit to be brought, filed, or claimed, or to otherwise seek to establish liability for any Released Claims against any Released Entity in each of the Secondary Manufacturers' Settlements in any forum whatsoever. The releases provided for in each of the Secondary Manufacturers' Settlements are intended by the Parties to be broad and shall be interpreted so as to give the Released Entities in each of the Secondary Manufacturers' Settlements the broadest possible bar against any liability relating in any way to Released

[1] *See* Settlement Agreement for Alvogen, Inc. Section VII.F.2; Settlement Agreement for Apotex Corp. Section VII.F.2; Settlement Agreement for Amneal Pharmaceuticals LLC Section VII.F.2; Settlement Agreement for Hikma Pharmaceuticals USA Inc. Section VII.F.2; Settlement Agreement for Indivior Section VI.F.2; Settlement Agreement for Mylan Section VI.F.2; Settlement Agreement for Sun Pharmaceutical Industries, Inc. Section VII.F.2; Settlement Agreement for Zydus Pharmaceuticals (USA) Inc. Section VII.F.2.

[2] *See* Settlement Agreement for Alvogen, Inc. Section XI; Settlement Agreement for Amneal Pharmaceuticals LLC Section X; Settlement Agreement for Apotex Corp. Section XI; Settlement Agreement for Hikma Pharmaceuticals USA Inc. Section XI; Settlement Agreement for Indivior Section X; Settlement Agreement for Mylan Section X; Settlement Agreement for Sun Pharmaceutical Industries, Inc. Section XI; Settlement Agreement for Zydus Pharmaceuticals (USA) Inc. Section XI.



Claims and extend to the full extent of the power of the Governmental Entity to release claims. Each of the Secondary Manufacturers' Settlements shall be a complete bar to any Released Claim against that manufacturer's Released Entities.

10. The Governmental Entity hereby takes on all rights and obligations of a Participating Subdivision as set forth in each of the Secondary Manufacturers' Settlements.

11. In connection with the releases provided for in each of the Secondary Manufacturers' Settlements, each Governmental Entity expressly waives, releases, and forever discharges any and all provisions, rights, and benefits conferred by any law of any state or territory of the United States or other jurisdiction, or principle of common law, which is similar, comparable, or equivalent to § 1542 of the California Civil Code, which reads:

> **General Release; extent.** A general release does not extend to claims that the creditor or releasing party does not know or suspect to exist in his or her favor at the time of executing the release that, if known by him or her would have materially affected his or her settlement with the debtor or released party.

A Releasor may hereafter discover facts other than or different from those which it knows, believes, or assumes to be true with respect to the Released Claims in each of the Secondary Manufacturers' Settlements, but each Governmental Entity hereby expressly waives and fully, finally, and forever settles, releases and discharges, upon the Effective Date, any and all Released Claims that may exist as of such date but which Releasors do not know or suspect to exist, whether through ignorance, oversight, error, negligence or through no fault whatsoever, and which, if known, would materially affect the Governmental Entities' decision to participate in each of the Secondary Manufacturers' Settlements.

12. The Governmental Entity understands and acknowledges that each of the Secondary Manufacturers' Settlements is an independent agreement with its own terms and conditions. Nothing herein is intended to modify in any way the terms of any of the Secondary Manufacturers' Settlements, to which Governmental Entity hereby agrees, aside from the exceptions in paragraph 13 below. To the extent this Combined Participation Form is interpreted differently from any of the Secondary Manufacturers' Settlements in any respect, the individual Secondary Manufacturer's Settlement controls.

13. For the avoidance of doubt, in the event that some but not all of the Secondary Manufacturers' Settlements proceed past their respective Reference Dates, all releases and other commitments or obligations shall become void ***only as to*** those Secondary Manufacturers' Settlements that fail to proceed past their Reference Dates. All releases and other commitments or obligations (including those contained in this Combined Participation Form) shall remain in full effect as to each Secondary Manufacturer's Settlement that proceeds past its Reference Date, and this Combined Participation Form need not be modified, returned, or destroyed as long as any Secondary Manufacturer's Settlement proceeds past its Reference Date.



I have all necessary power and authorization to execute this Combined Participation Form on behalf of the Governmental Entity.

Signature: Signed by: Joyce Calvert FC4783A48133462...

Name: Joyce Calvert

Title: Mayor

Date: 9/29/2025

To: Honorable Mayor and Council
From: Beth Miller, Grants and Special Projects
Meeting Date: October 6, 2025
Department/Office: Grants & Special Projects
Item Name: Oklahoma JAG-LLE (Justice Assistance Grant - Local Law Enforcement) Grant Application Approval

Summary:
The Oklahoma District Attorneys Council is currently accepting applications for the Justice Assistance Grant – Local Law Enforcement (JAG-LLE) program. This grant provides up to $10,000 in reimbursable funding to eligible law enforcement agencies for the purchase of approved equipment. The Glenpool Police Department intends to apply for funding specifically to purchase bulletproof vests that meet National Institute of Justice (NIJ) standards. Glenpool PD will use 9,541 to purchase 7 bulletproof vests.
This equipment is essential for officer safety and supports the department's ongoing efforts to maintain high standards of protection for personnel. As a reimbursable grant, the City will be required to make the purchase upfront and submit documentation for reimbursement following approval. The application deadline is November 2, 2025.

Recommended Action:
Staff recommends approval to submit an application for the JAG-LLE Grant in the amount of $9,541.00 to support the purchase of bulletproof vests. This is a reimbursable grant program.

Budget:
n/a

Attachments:
1. BPV soft quote

Outlook

Vest Grant

From Matthew Graves <mgraves@cityofglenpool.com>
Date Wed 10/1/2025 8:40 AM
To Elizabeth Miller <emiller@cityofglenpool.com>
Cc Sebastian Duque <SDuque@cityofglenpool.com>

Hey Beth, here are the budget figures for our grant request related to the purchase of protective vests. Please find the cost breakdown below:

- Cost per vest: $1,313
- Number of vests: 7
- Base total: $9,191
- Additional cost for large vests: $50 per vest × 7 = $350

Total Grant Request: $9,541

These figures reflect the complete and necessary costs associated with this equipment purchase. Please let me know if any additional documentation or clarification is needed

Get Outlook for iOS

To: Honorable Mayor and Council
From: Beth Miller, Grants and Special Projects
Meeting Date: October 6, 2025
Department/Office: Grants & Special Projects
Item Name: Approval of Resolution #2025015 – Municipal Road Drilling Activity Fund Application

Summary:
On September 30, 2025, the City of Glenpool submitted a grant application to the Oklahoma Municipal Road Drilling Activity Fund (MRDAF), requesting the maximum available funding of $500,000 to support the rehabilitation of a severely deteriorated segment of W 131st Street South. The total estimated cost of the project is $759,847.85. In accordance with program requirements, the City will be responsible for covering the remaining $259,847.85 not funded by the grant.

The proposed project involves a full-depth reconstruction of approximately 1,000 feet of roadway beginning 1,620 feet east of the US-75 and 131st Street intersection and ending 2,120 feet east of the same intersection. The scope includes removal and replacement of the existing pavement, installation of a new subbase and asphaltic concrete surface, and striping of the newly repaired roadway.
W 131st Street South has been closed to through traffic for over a decade due to extensive pavement failure, including deep potholes, cracking, and drainage issues. The road serves as a designated heavy traffic route and is a critical access corridor for oil field operations, including Keyera Oklahoma Liquids Terminal and Explorer Pipeline. The proposed improvements will restore safe and functional access for industrial traffic and the general public, addressing longstanding safety concerns and supporting economic activity in the region.

Recommended Action:
Staff recommends approval and signing of Resolution #2025015 in support of the MRDAF grant application.

Budget:
n/a

Attachments:
1. Resolution 2025015
2. Project Location Map (1)
3. Cost Estimates for 131st Street project
4. roadway condition 1

RESOLUTION #2025015

AUTHORIZING APPLICATION FOR FINANCIAL ASSISTANCE FROM THE MUNICIPAL ROAD DRILLING ACTICVITY FUND (MRDAF)

WHEREAS The City of Glenpool desires to seek funding from the Municipal Road Drilling Activity Fund (MRDAF) for the 0.19 mile of road beginning 1,620 Feet East of the intersection of US-75 and W 131st Street S going East extending 0.19 Mile or 1000Feet East on W 131st Street S in the City of Glenpool and

WHEREAS it is in the best interest of the residents of the City of Glenpool to prepare and apply for financial assistance from the Municipal Road Drilling Activity Fund (MRDAF) in the form of a grant.

WHEREAS City of Glenpool is hereby responsible for 25% of the project cost and intends to complete the project within one year of the award.

NOW THEREFORE, BE IT RESOLVED that by the City Council of the City of Glenpool that the City desires to authorize and apply for funding and provide related documents necessary to file and process a grant application through the Municipal Road Drilling Activity Fund (MRDAF).

PASSED AND APPROVED by the Glenpool City Council this _____ day of _____ 2025.

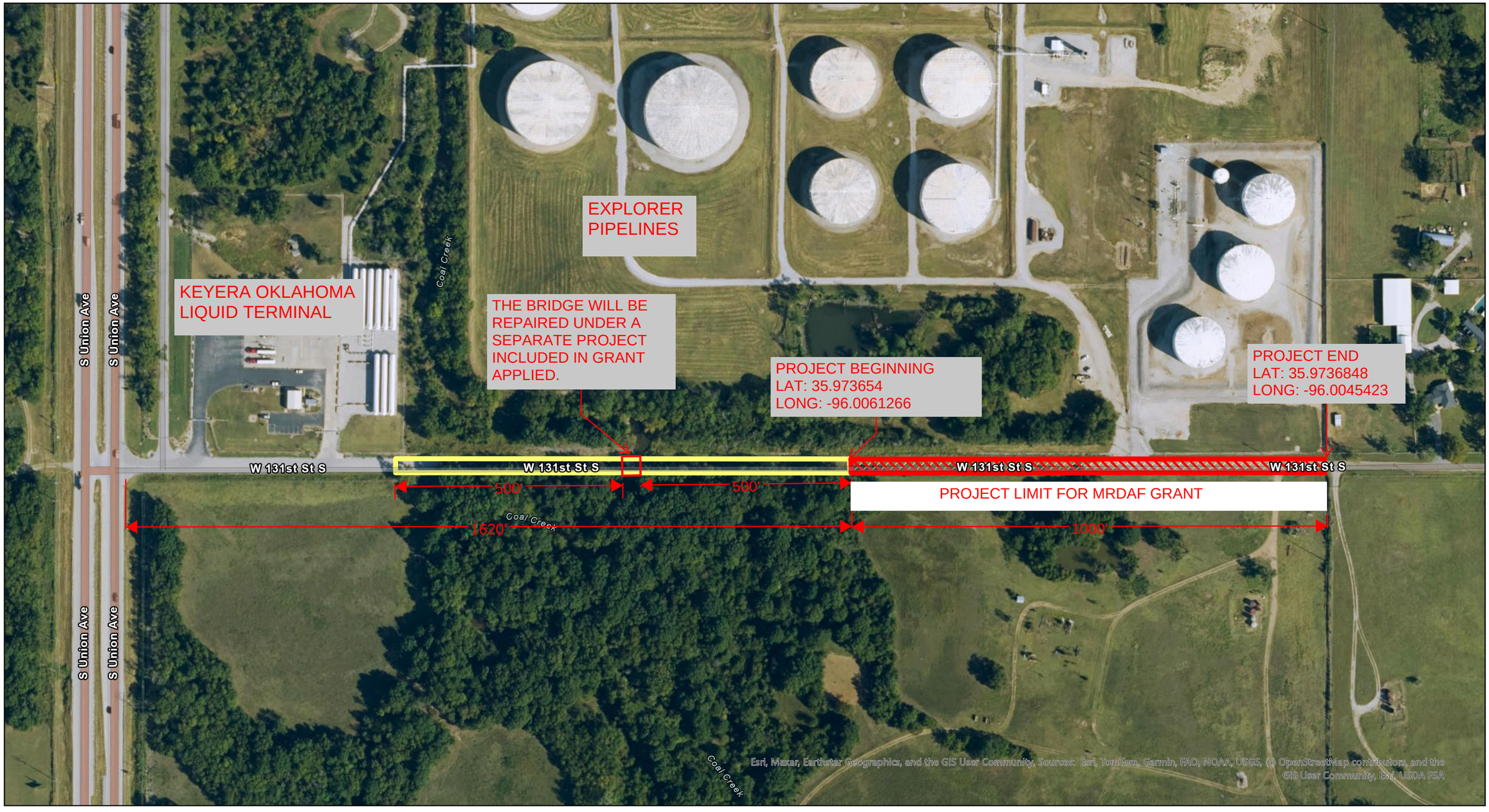
CITY OF GLENPOOL

_____
Joyce G. Calvert, Mayor

Subscribed and sworn to before me October 6th, 2025

Attest:

_____
Lesli Smith, City Clerk



City Of Glenpool
Creating Opportunity

W 131ST ST MAP

PROJECT LOCATION

Cost Estimates for 131st Street Pavement Repair Project

	Description		$ Dollar
A	Full Depth Repair Per Lane mile	$1,700,000	
B	Number of Lanes	2	
C	Length Feet (Miles)	1000 (0.189)	
D	Total Lane Length Feet (Miles) (C x D)	2000 (0.379)	
E	Total Cost (A x D miles)		643,939
F	Contingency	15%	96,590.85
G	Escalation Factor	3%	19,318
H	Total		**759,847.85**
J	Maximum MRDAF Grant Requested		**500,000.00**
K	City Match (H – J)		**259,847.85**

Prepared by: David Agbetunsin, City Engineer

Pictures of Project Area



Alligator Cracks, raveling and loss of aggregate.



Alligator Cracks and block cracking with raveling.



131st Street Looking East with road closure on the East side of 131st Street.

Poor pavement conditions with vegetative growth on pavement, alligator cracking



131st Street Looking West towards US-75.

Item: K.2.

To: HONORABLE MAYOR AND CITY COUNCIL
From: Duy Nguyen, City Planner
Meeting Date: October 6, 2025
Department/Office: Development Services
Item Name: Planned Unit Development (PUD 46) - 151-75 CROSSING

Summary:
REQUEST: A PROPOSED PLANNED UNIT DEVELOPMENT (PUD 46) FOR A COMMERCIAL RETAIL CENTER WITH LIGHT INDUSTRIAL USES

APPLICANT: 151-75 CROSSING, LLC

LOCATION: THE SUBJECT SITE IS GENERALLY LOCATED AT THE SOUTHWEST CORNER OF US HIGHWAY 75 AND STATE HIGHWAY 67

ZONING: IL (LIGHT MANUFACTURING RESEARCH AND DEVELOPMENT) & CS (COMMERCIAL SHOPPING CENTER)

COMP PLAN: LIGHT INDUSTRIAL, U.S. 75 CORRIDOR, & S.H. 67 CORRIDOR

APPLICANT REP: ERIK ENYART, TANNER CONSULTING, LLC

BACKGROUND

The application under consideration is a Planned Unit Development (PUD 46) for a 76.599-acre site. The subject site is generally located at the southwest corner of US Highway 75 and State Highway 67. The property is unplatted, vacant, and undeveloped.

Under the City of Glenpool's Zoning Code, a Planned Unit Development (PUD) must demonstrate superior design and planning standards compared to conventional zoning requirements. PUDs allow for tailored development standards that are better suited to the specific characteristics of a site. The applicant proposes to establish development regulations for a commercial retail center, including a designated area for light industrial uses. The development is planned to reflect the site's strategic location at the intersection of two major highways.

The western portion of the site, adjacent to U.S. Highway 75, is currently zoned IL (Light Manufacturing, Research and Development). The northern portion, adjacent to State Highway 67, is zoned CS (Commercial Shopping Center). The Comprehensive Plan designates the area as suitable for Light Industrial use and identifies it as part of both the U.S. 75 and S.H. 67 Corridors.

The table below illustrates the Zoning and land use of properties adjacent to the subject site:

SURROUNDING ZONING / LAND USES

	Zoning	Land Use
North	RS-3 (Single-Family High Density)	Single-Family Subdivision
South	AG (Agricultural) & IL (Light Manufacturing Research and Development)	Industrial (Champagne Metals)
East	IL (Light Manufacturing Research and Development), CS (Commercial Shopping Center), & CG (Commercial	Medical Institution (Saint Francis Hospital)
West	AG (Agricultural) & IL (Light Manufacturing Research and Development)	Single-Family Estates

PROJECT DESCRIPTION

PUD 46 (151-75 Crossing) proposes the establishment of a commercial retail center incorporating light industrial uses. The site will be organized into two distinct development areas:

- **Development Area A** will be dedicated to CG (Commercial General) uses, with an emphasis on commercial retail establishments and restaurants.
- **Development Area B** will also permit CG (Commercial General) uses. Additionally, IL (Light Manufacturing, Research and Development) uses are also allowed. Light industrial uses will be restricted exclusively to Development Area B.

Development Area A is located along the frontage of the site, adjacent to U.S. Highway 75 and State Highway 67, providing high visibility and accessibility. Development Area B is situated behind Development Area A, offering a more suitable location for light industrial activities. (See attached Exhibit B for a conceptual master plan)

ANALYSIS

Planned Unit Developments (PUDs) are intended to achieve a higher standard of design than what is typically required under conventional zoning. This section analyzes the proposed PUD 46 (151-75 Crossing) in the context of its zoning compatibility, land use alignment, and overall contribution to the City of Glenpool's planning objectives.

Permitted Uses

All uses permitted by right, by Limited Use, and by Specific Use Permit within the CG (Commercial General) and IL (Light Manufacturing Research and Development) zoning districts, as per Glenpool Zoning Code Uses Permitted Table 11-3-9, plus the following additional uses:

- *Farm, Agricultural (indoor and/or outdoor, excluding marijuana)*
- *Outdoor Recreation, Public*
- *Public or Private School*

- *Uses customarily accessory to uses permitted by this PUD*

Certain uses shall be restricted as follows:

- *Pawnshop, Short Term Financing, and bail bonding are not permitted*
- *No use which would, but for the PUD, require IL zoning and no self storage business shall have direct frontage on either U.S. Highway 75 or State Highway 67 (reflected as "Development Area B" on Exhibit B)*
- *Extraction uses shall be restricted to oil and gas drilling, production, and storage and shall be subject to the approval of a Specific Use Permit*
- *Marijuana growing, processing, and/or sales are not permitted*
- *Storage of hazardous or toxic waste are not permitted*
- *Recreational vehicle campgrounds are permitted only as an ancillary use to a recreational vehicle sales and service use and individual RVs are limited to three (3) consecutive nights*
- *All Temporary and Accessory uses within the CG zoning district shall require satisfaction of procedures for same under Glenpool Zoning Code Uses Permitted Table 11-3-9.*

The U.S. 75 and S.H. 67 Corridors are intended for heavy commercial, retail, and restaurant uses. Therefore, self-storage facilities are incompatible. IL uses must be confined to Development Area B. The majority of the site shall remain dedicated to commercial retail development.

Platting and Site Plan

The PUD acknowledges that platting and site plan approval are required and will comply with the City of Glenpool Code of Ordinances. All plats and site plans must be reviewed by the Glenpool Technical Advisory Committee. No building permit shall be issued for any structure within the PUD until a Detailed Site Plan has been submitted to and approved by the City of Glenpool. Additionally, an approved Final Plat, Site Plan, and all applicable permits and documentation must be provided prior to the issuance of any building permit.

Utilities and Drainage

The development will be supported by City of Glenpool water and sewer services. Water lines with fire hydrants will be installed during the engineering and permitting phase, with taps added as individual sites are developed. Sanitary sewer service will be provided through an extended system that includes a lift station and force main connecting to the nearest gravity flow point. Stormwater will be managed through an internal collection and detention system located in Reserve Areas, which will be maintained by the Property Owners' Association. (See attached Exhibit C for a conceptual utility plan)

Access and Traffic Circulation

The site has access to U.S. Highway 75, State Highway 67, and South 26th West Avenue. Access will be coordinated with ODOT and the City of Glenpool, with final locations and designs determined during the platting stage. South Yukon Avenue will serve as a key internal collector street, with additional public or private streets constructed to city standards. Sidewalks

and mutual access easements will support connectivity. Limits of No Access (LNA) and any gated entries will be addressed through the platting process and subject to city and fire code approval. (See attached Exhibit B for a conceptual masterplan)

Parking and Loading Areas

Parking requirements must comply with the City of Glenpool City Code of Ordinances. All parking areas and access drives must be paved with a dust-free, all-weather surface. Storage of vehicles, materials, supplies, and equipment is strictly prohibited on required parking spaces.

This PUD proposes the following regulations for off-street loading areas:

Off-street loading shall be required for buildings at or exceeding 7,500 square feet and all grocery stores regardless of size, plus one additional loading space shall be provided for each additional 40,000 square feet of gross floor area over 7,500 square feet; provided, however, the following uses identified by NAICS codes are exempt from loading berth requirements if under 7,500 square feet:

- *Information, Financial Activities, and Professional and Business Services (NAICS 51 to 56 inclusive)*
- *Education and Health Services (NAICS 61 and 62)*
- *Fast food / quick service restaurants under NAICS 722*
- *Other Services (except Public Administration) (NAICS 81)*

The Glenpool Zoning Code requires loading spaces for all buildings. The proposed loading area requirements appropriately exempt uses such as offices, personal services, and fast food restaurants, as these uses typically do not require loading spaces for their operations. Therefore, the proposed requirements are considered acceptable. All other requirements of the Glenpool Zoning Code must be met such as paving of all loading areas with a dust-free, all-weather surface.

Bufferyards and Landscaping

A buffer along the westerly boundary labeled as “Buffer B-1” and “Buffer B-2” on exhibit B separates the development from adjoining residentially zoned land. These buffers require a minimum 50-foot setback, an 8-foot opaque fence or wall, and landscaping with large or evergreen trees. In areas affected by a pipeline easement, fences and landscaping may be adjusted or not allowed, depending on site conditions. Exhibit I show the proposed design for the bufferyards.

Lighting along residential boundaries must produce 0.0 footcandles at the property line. Off-street loading areas must be screened from residential zones and public views using fences, berms, or architectural elements. Unenclosed parking and loading areas must be screened from streets and residential zones per zoning code, with Type B Bufferyards and setbacks over 20 feet. Required Bufferyards will satisfy applicable zoning code landscaping requirements. Parking rows with 20 or more spaces must end in landscaped islands with trees, and stormwater reserve areas are exempt from landscaping and screening requirements. All other applicable zoning

landscaping and buffering regulations remain in effect. Exhibit J shows the landscaping design along the streets.

Signs
All signage within the PUD must comply with the City of Glenpool Zoning Code. Additional signage includes project identification signs and multitenant entrance signs typically seen in large commercial centers. Furthermore, the PUD allows one ground sign per 300 feet of highway frontage, with each lot permitted its own. All signage requires City approval through the permitting process.

TAC
The Technical Advisory Committee (TAC) reviewed the Planned Unit Development on May 16, 2025. The applicant was asked to remove residential uses from this PUD. Residential uses have been removed. There are no additional comments.

PLANNING COMMISSION ACTION:
The Planning Commission public hearing on the proposed Planned Unit Development (PUD 46) application was held on Monday, August 11, 2025. After deliberating, the Planning Commission on a 5-0 vote recommended that the City Council approve the Planned Unit Development (PUD 46) application with the conditions for self-storage facilities presented by staff and the resolution as presented.

Recommended Action:
STAFF RECOMMENDATION:
The applicant proposes a Planned Unit Development (PUD) to establish development regulations for a commercial retail center, including a designated area for light industrial uses. Planned Unit Developments are intended to promote a higher standard of design and development than traditional, straight zoning. Staff finds that the proposed PUD generally meets the City of Glenpool's requirements and development standards. However, to better align with the intent of the City of Glenpool's Zoning Code and Comprehensive Plan, staff recommends that the City Council approve the PUD with the following additional conditions for self-storage facilities:

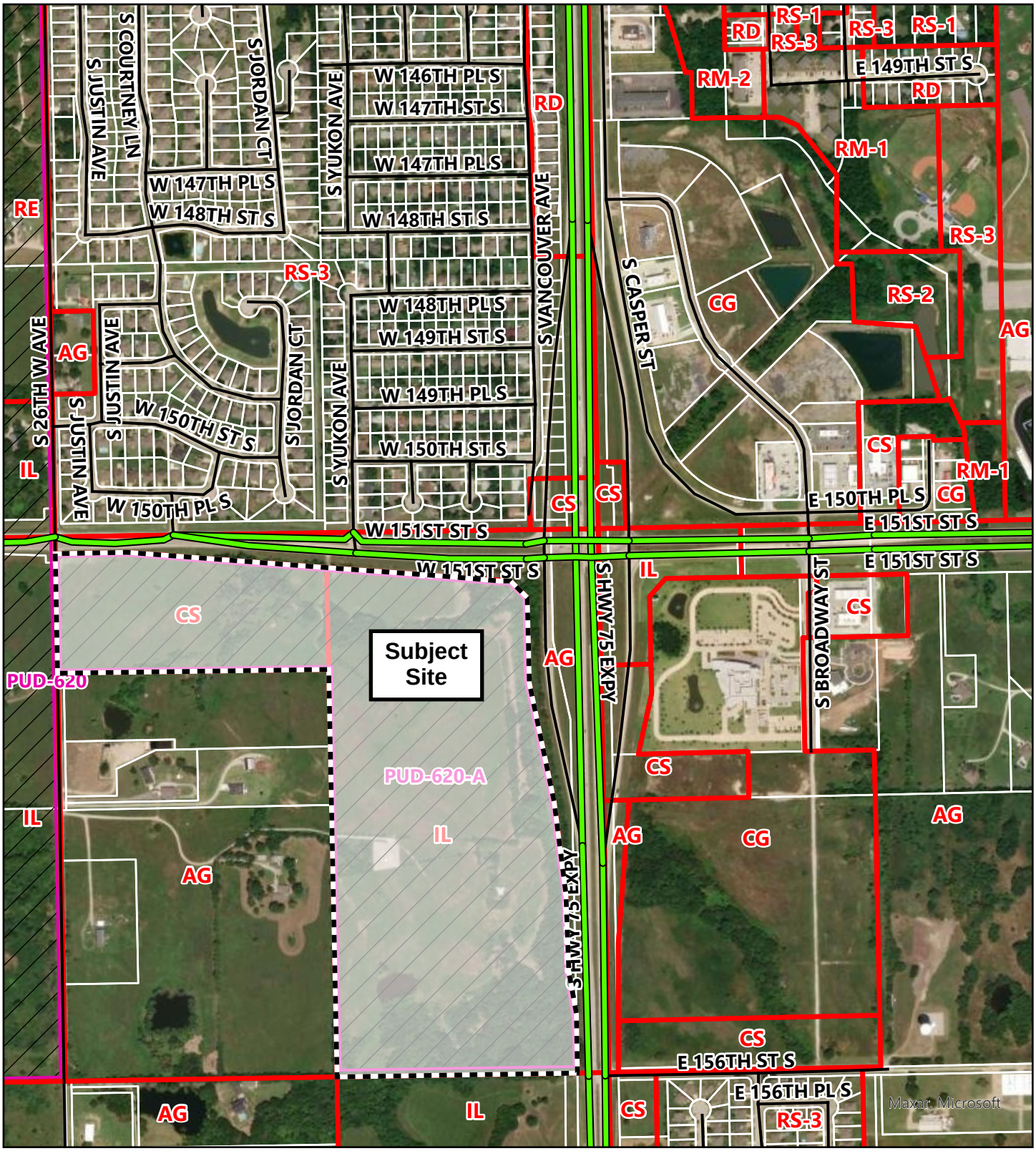
1. **Maximum Area** – The aggregate gross land area devoted to self-storage facilities within this PUD shall not exceed four (4) acres.
2. **Location Restriction** – Self-storage facilities shall be permitted only within the southernmost ten (10) acres of Development B, as shown on Exhibit B, and no portion of such facilities shall extend outside this defined area.
3. **Standard & Design** – Only "Class A" self-storage facilities shall be permitted. For the purposes of this PUD, "Class A" shall mean facilities that provide storage unit access through interior corridors and not exterior roll-up doors. A limited number of exterior access units may be allowed, but must be located and designed in compliance with the screening requirements in this PUD. Garage doors and access for loading and unloading are allowed. Examples of such facilities include Public Storage, Extra Space Storage, and CubeSmart.
4. **Screening** – Exterior access units and exterior facing doors and garages for loading and unloading shall not face the street right-of-way. Any exterior access units, doors, or

garage shall be screened with an opaque fence.

Budget:
NA

Attachments:
1. PUD 46 Attachments

Aerial Photo



City Of Glenpool
Creating Opportunity

Feet 0 200 400 800

Legend

- Highways
- Streets
- Subject Site
- Zoning
- PUDs
- Parcels

N W E S

Planned Unit Development (PUD 46)

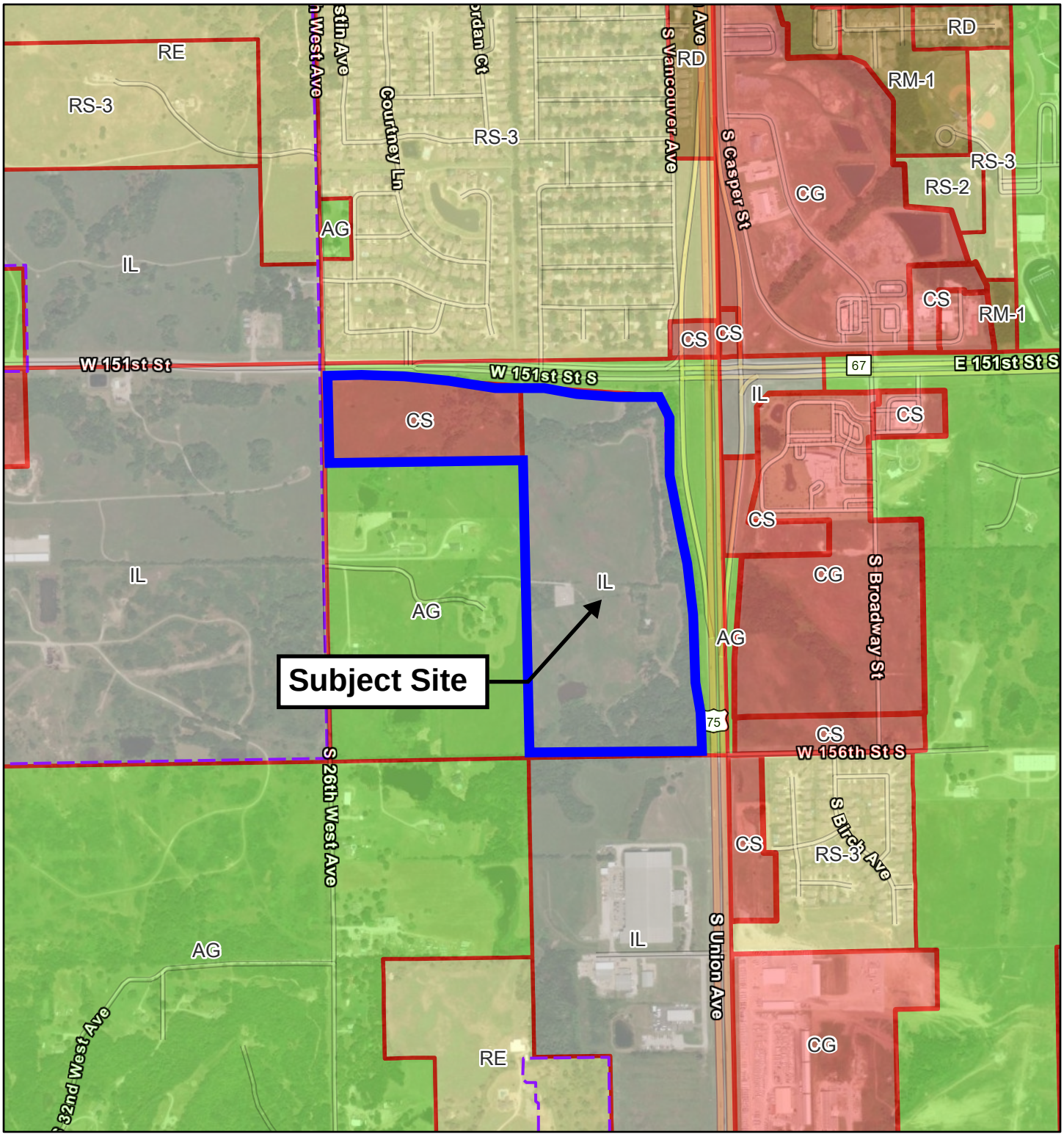
The Planned Unit Development proposes a commercial retail center with light industrial uses.

Property Owner: 151-75 Crossing, LLC

Subject Property: Generally located at the southwest corner of US Highway 75 and State Highway 67

Zoning Map

Tulsa Area Zoning Map



2/26/2025, 2:47:11 PM

1:11,232

0 0.07 0.15 0.3 mi

0 0.15 0.3 0.6 km

County Boundary

Development Plans

Zoning TulsaCo

Agriculture

Commercial

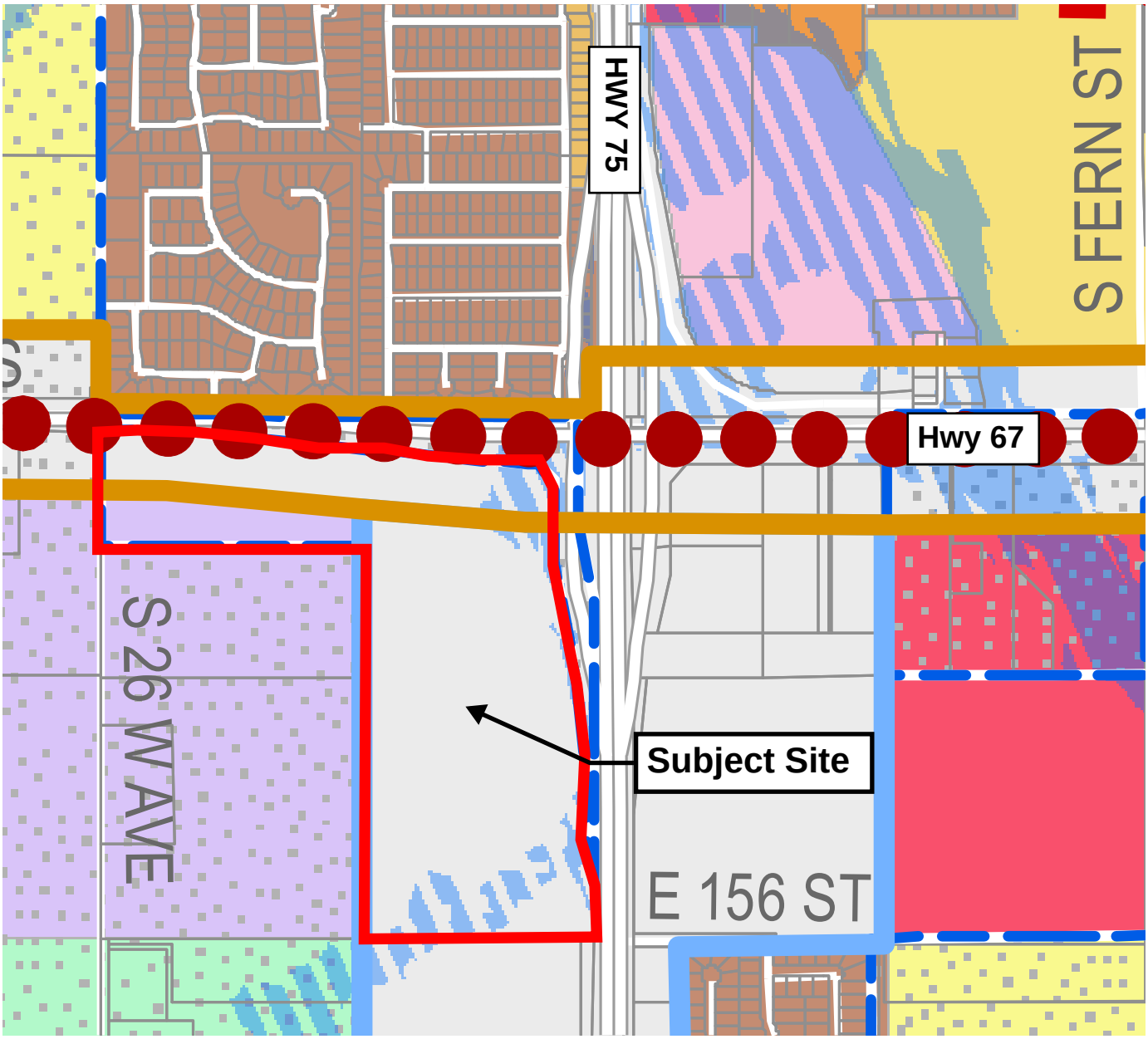
Industrial

Residential Single-Family

Residential Multi-Family

Esri Community Maps Contributors, Texas Parks & Wildlife, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS, Maxar

Comprehensive Plan Map



Glenpool, Oklahoma Comprehensive Plan Map

Legend

Land Use

- Rural
- Parks and Recreational Open Space
- Estate Residential
- Suburban Residential
- General Residential
- Neighborhood Conservation
- Attached Residential
- Multi-Family Residential
- Suburban Commercial
- General Commercial
- Industrial Light
- Industrial Medium

Districts

- Special District 1: Old Towne District
- Special District 2
- Special District 3
- Special District 5: Central Business District
- Special District 6

Corridors

- S.H. 67 Corridor (Former Special District 4)
- U.S. 75 Corridor

Note: See Plan text for more background and policy direction for future land use in Corridor and Special District areas.

- Primary/Secondary Arterial
- Glenpool Annexation Fence Line
- Glenpool Corporate Limits
- Parcel Boundary
- 100-Year Flood Zone/Floodway

ADOPTED 11/14/2017

Application

City Of Glenpool
Creating Opportunity

RECEIVED: _____

TAC CONFERENCE: _____

PC HEARING: _____

APPLICATION TO AMEND THE CITY'S ZONING MAP (RE-ZONE)

Prior to submitting an application, the applicant shall meet with City staff. A Technical Advisory Committee (TAC) meeting will be required for all applications. Minutes of a TAC meeting shall be taken by the City, provided to the applicant, and become a permanent part of the application, should an application be filed, or in the official records of the City Planner if an application is not filed.

APPLICATION REQUIREMENTS:

A request to amend the zoning map shall be initiated by the filing of this application and shall be set for public hearing in accordance with all statutory requirements; the rezone application shall include:

	APPLICANT INITIAL	COG INITIAL	SUBMITTAL MATERIALS
1			COMPLETED APPLICATION
2			NOTES FROM TAC MEETING
3			IF PROPERTY IS **NOT** PLATTED, ATTACH LEGAL DESCRIPTION (8.5 X 11 AND ELECTRONIC: WORD.DOC OR PDF)
4			LIST OF PROPERTY OWNERS WITHIN 300 FOOT RADIUS OF OUTER BOUNDARIES OF SUBJECT SITE, AS WELL AS **2 COPIES** OF ADDRESSED ADHESIVE ENVELOPE LABELS FOR SUCH PROPERTY OWNERS AS LISTED IN THE OFFICE OF COUNTY CLERK **COMPILED BY A FULLY BONDED ABSTRACT AND TITLE COMPANY**
5			PROCESSING FEE (VARIES, SEE FEE SCHEDULE) + SIGN FEE ($50.00 PER REQUIRED SIGN) + RECORDING FEE ($50.00) + ($2.00) FOR EACH REQUIRED PUBLIC HEARING NOTICE [1]

In accordance with Title 11, Oklahoma Statutes, Sections 43113, 43114, 45106 and 43109.1, the requirements set out below govern the rezoning process:

1. **Planning Commission Action.** The Planning Commission, after conducting a public hearing, receiving the comments from TAC, if applicable, the recommendation of the City Planner, and any public comments, shall make a recommendation to the City Council to approve, conditionally approve, or deny the application.
2. **City Council Action.** The City Council, after conducting a public hearing, receiving the recommendation of the Commission and City Planner, TAC comments, if applicable, and public comments, shall take action to approve, conditionally approve, or deny the application.

1 An application for a rezone requires the public hearing notice be published in a newspaper of general circulation; the Tulsa World will contact you, the applicant, to collect the publication fee prior to publication, failure to pay could result in delay of the public hearing. A newspaper notice is required for the Planning Commission Meeting, City Council Meeting, and the Zoning Ordinance once approved. Notices to surrounding property owners will be $2.00 per property owner for each required meeting.

City Of Glenpool
Creating Opportunity

A. APPLICANT

NAME: Nathan Cross

COMPANY/INSTITUTION: Doerner, Saunders, Daniel & Anderson L.L.P.

ADDRESS: 2 West 2nd St. S., Suite 700

CITY: Tulsa STATE: OK ZIP CODE: 74103-3117

PHONE: (918) 591-5252 EMAIL: ncross@dsda.com

B. PROPERTY OWNER

SAME AS APPLICANT: YES: ☐ NO: ☑

NAME: 151-75 CROSSING, LLC

COMPANY/INSTITUTION: 151-75 CROSSING, LLC

ADDRESS: 900 TOWN AND COUNTRY LANE STE. 200

CITY: Houston STATE: TX ZIP CODE: 77024

PHONE: (713) 465-0001 EMAIL: sgriggs@developmentservicesinc.com

C. SUBJECT PROPERTY

STREET ADDRESS: Southwest corner of intersection of 151st Street (State Highway 67) and U.S. Highway 75

PLAT NAME[2]: unplatted LOT NO. N/A BLOCK NO. N/A

ZONING OR PUD NO.: IL/CG to PUD PRESENT USE: vacant

COMPREHENSIVE PLAN DESIGNATION: "U.S. 75 Corridor" + "S.H. 67 Corridor" + "Light Industrial"

PARCEL NO. 97222722262850 PARCEL NO. _____

PARCEL NO. _____ PARCEL NO. _____

If the property has not been platted, is a legal address attached? YES ☑

[2] If property is not yet platted, note on application, *UNPLATTED*

City Of Glenpool
Creating Opportunity

I HEREBY CERTIFY THAT THE INFORMATION HEREIN SUBMITTED IS COMPLETE, TRUE AND ACCURATE AND THAT I HAVE BEEN NOTIFIED ON THE DEVELOPMENT PROCEDURES AND GUIDELINES, INCLUDING PLATTING AND SITE PLAN REVIEWS IF REQUIRED AND ALL FEES AND CHARGES RELATED TO SITE IMPROVEMENTS, DEVELOPMENT AND BUILDING PERMIT COSTS.

APPLICANT SIGNATURE: _____ DATE: 5/6/2025

PROPERTY OWNER SIGNATURE: _____ DATE: 5-6-25

D. APPLICATION FEES

Request for change of zoning fee:	Single-family Residential	☐	$200.00
	Multi-family Residential (including RD)	☐	$250.00
	Mobile Home	☐	$200.00
	Office, Commercial, Industrial	☐	$300.00
	Planned Unit Development (PUD)	☐	$250.00
$2.00 per property owner on Title/Abstract report for each required meeting	(_____) X $2.00 = _____		
Posting of public hearing sign	$50.00 per required sign		
Publication in ***Tulsa World*** *Legal Notices* fee	***Tulsa World*** to invoice		
Recording Fee	$50.00		
TOTAL:	$ _____		

FOR ADDITIONAL INFORMATION, PLEASE CALL THE CITY OF GLENPOOL COMMUNITY DEVELOPMENT DEPARTMENT AT 918-209-4610 OR VISIT THE CITY'S WEBSITE: https://www.glenpoolonline.com/

Exhibit “A”

24363 “151-75 Crossing”

Boundary Property Description

PER ALTA SURVEY DATED 2/20/2025, SURVEYOR’S DESCRIPTION AS MEASURED:

A TRACT OF LAND BEING A PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION TWENTY-TWO (22), TOWNSHIP SEVENTEEN (17) NORTH, RANGE TWELVE (12) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, SAID TRACT OF LAND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NE/4; THENCE SOUTH 01°03'11" EAST ALONG THE WESTERLY LINE OF SAID NE/4 FOR 80.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY 67, SAID POINT BEING THE POINT OF BEGINNING OF SAID TRACT OF LAND; THENCE NORTH 89°04'40" EAST AND ALONG SAID RIGHT OF WAY LINE FOR 357.47 FEET; THENCE SOUTH 86°29'44" EAST ALONG SAID RIGHT OF WAY LINE FOR 842.03 FEET; THENCE SOUTH 84°40'58" EAST ALONG SAID RIGHT OF WAY LINE FOR 966.21 FEET; THENCE NORTH 89°04'36" EAST ALONG SAID RIGHT OF WAY LINE FOR 55.64 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 75; THENCE SOUTH 45°55'37" EAST ALONG SAID RIGHT OF WAY LINE FOR 113.16 FEET; THENCE SOUTH 00°55'57" EAST ALONG SAID RIGHT OF WAY LINE FOR 402.43 FEET; THENCE SOUTH 11°35'42" EAST ALONG SAID RIGHT OF WAY LINE FOR 596.36 FEET TO A POINT OF CURVE; THENCE SOUTHERLY ALONG SAID RIGHT OF WAY LINE ON A CURVE TO THE RIGHT WITH A RADIUS OF 2789.79 FEET AND A CENTRAL ANGLE OF 09°21'16" FOR 455.48 FEET; THENCE SOUTH 02°14'27" EAST ALONG SAID RIGHT OF WAY LINE FOR 378.17 FEET; THENCE SOUTH 08°40'55" EAST ALONG SAID RIGHT OF WAY LINE FOR 222.85 FEET; THENCE SOUTH 01°05'42" EAST ALONG SAID RIGHT OF WAY LINE FOR 270.74 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID NE/4 SAID POINT BEING SOUTH 89°04'58" WEST A DISTANCE OF 153.18 FEET FROM THE SOUTHEAST CORNER OF SAID NE/4; THENCE SOUTH 89°04'58" WEST ALONG SAID SOUTHERLY LINE FOR 1165.66 FEET TO THE SOUTHWEST CORNER OF THE EAST HALF OF THE NORTHEAST QUARTER (E/2 NE/4); THENCE NORTH 01°04'19" WEST ALONG THE WESTERLY LINE OF SAID E/2 NE/4 FOR 1980.36 FEET TO THE SOUTHEAST CORNER OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (N/2 NW/4 NE/4); THENCE SOUTH 89°04'42" WEST ALONG THE SOUTHERLY LINE OF SAID N/2 NW/4 NE/4 FOR 1318.63 FEET TO THE SOUTHWEST CORNER OF SAID N/2 NW/4 NE/4; THENCE NORTH 01°03'11" WEST ALONG THE WESTERLY LINE OF SAID N/2 NW/4 NE/4 FOR 580.12 FEET TO THE POINT OF BEGINNING OF SAID TRACT;

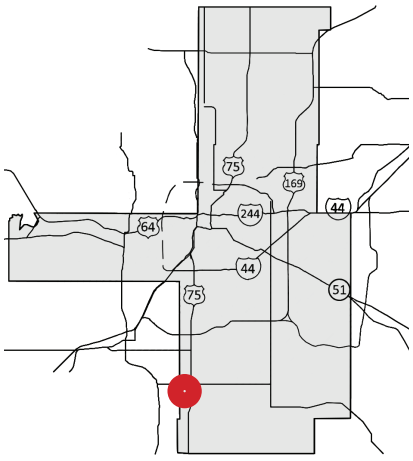
SAID TRACT CONTAINS 3,336,648 SQUARE FEET OR 76.599 ACRES.

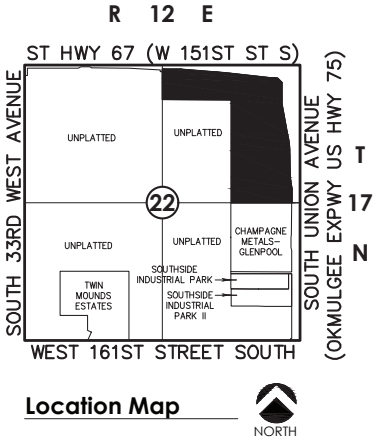
PUD 46
Document

151-75 Crossing

**A PLANNED UNIT DEVELOPMENT (PUD) OF APPROXIMATELY 76.60 ACRES
LOCATED AT THE SOUTHWEST CORNER OF WEST 151ST STREET (STATE HIGHWAY 67) AND U.S. HIGHWAY 75
IN THE CITY OF GLENPOOL, TULSA COUNTY, OKLAHOMA**







SEPTEMBER 30, 2025

OWNER/DEVELOPER:
151-75 CROSSING, LLC
900 TOWN AND COUNTRY LANE STE 200
HOUSTON, TX 77024

APPLICANT:
NATHAN CROSS
2 W 2nd ST, STE 700
TULSA, OK 74103
NCROSS@DSDA.COM
(918) 591-5252

CONSULTANT:
TANNER CONSULTING LLC
c/o ERIK ENYART
5323 S LEWIS AVE
TULSA, OK 74105
EENYART@TANNERBAITSHOP.COM
(918) 745-9929

NORTH

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I. PROPERTY DESCRIPTION

151-75 Crossing is a Planned Unit Development (PUD), consists of 76.599 acres located at the southwest corner of the intersection of West 151st Street (State Highway 67) and U.S. Highway 75 in the City of Glenpool, Oklahoma, and is more particularly described with the following statement:

PER ALTA SURVEY DATED 2/20/2025, SURVEYOR'S DESCRIPTION AS MEASURED:

A TRACT OF LAND BEING A PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION TWENTY-TWO (22), TOWNSHIP SEVENTEEN (17) NORTH, RANGE TWELVE (12) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, SAID TRACT OF LAND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NE/4; THENCE SOUTH 01°03'11" EAST ALONG THE WESTERLY LINE OF SAID NE/4 FOR 80.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY 67, SAID POINT BEING THE POINT OF BEGINNING OF SAID TRACT OF LAND; THENCE NORTH 89°04'40" EAST AND ALONG SAID RIGHT OF WAY LINE FOR 357.47 FEET; THENCE SOUTH 86°29'44" EAST ALONG SAID RIGHT OF WAY LINE FOR 842.03 FEET; THENCE SOUTH 84°40'58" EAST ALONG SAID RIGHT OF WAY LINE FOR 966.21 FEET; THENCE NORTH 89°04'36" EAST ALONG SAID RIGHT OF WAY LINE FOR 55.64 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 75; THENCE SOUTH 45°55'37" EAST ALONG SAID RIGHT OF WAY LINE FOR 113.16 FEET; THENCE SOUTH 00°55'57" EAST ALONG SAID RIGHT OF WAY LINE FOR 402.43 FEET; THENCE SOUTH 11°35'42" EAST ALONG SAID RIGHT OF WAY LINE FOR 596.36 FEET TO A POINT OF CURVE; THENCE SOUTHERLY ALONG SAID RIGHT OF WAY LINE ON A CURVE TO THE RIGHT WITH A RADIUS OF 2789.79 FEET AND A CENTRAL ANGLE OF 09°21'16" FOR 455.48 FEET; THENCE SOUTH 02°14'27" EAST ALONG SAID RIGHT OF WAY LINE FOR 378.17 FEET; THENCE SOUTH 08°40'55" EAST ALONG SAID RIGHT OF WAY LINE FOR 222.85 FEET; THENCE SOUTH 01°05'42" EAST ALONG SAID RIGHT OF WAY LINE FOR 270.74 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID NE/4 SAID POINT BEING SOUTH 89°04'58" WEST A DISTANCE OF 153.18 FEET FROM THE SOUTHEAST CORNER OF SAID NE/4; THENCE SOUTH 89°04'58" WEST ALONG SAID SOUTHERLY LINE FOR 1165.66 FEET TO THE SOUTHWEST CORNER OF THE EAST HALF OF THE NORTHEAST QUARTER (E/2 NE/4); THENCE NORTH 01°04'19" WEST ALONG THE WESTERLY LINE OF SAID E/2 NE/4 FOR 1980.36 FEET TO THE SOUTHEAST CORNER OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (N/2 NW/4 NE/4); THENCE SOUTH 89°04'42" WEST ALONG THE SOUTHERLY LINE OF SAID N/2 NW/4 NE/4 FOR 1318.63 FEET TO THE SOUTHWEST CORNER OF SAID N/2 NW/4 NE/4; THENCE NORTH 01°03'11" WEST ALONG THE WESTERLY LINE OF SAID N/2 NW/4 NE/4 FOR 580.12 FEET TO THE POINT OF BEGINNING OF SAID TRACT;

SAID TRACT CONTAINS 3,336,648 SQUARE FEET OR 76.599 ACRES.

The above described property will hereinafter be referred to as the "Site" or "Subject Property" and is depicted on Exhibit A, "Aerial Photography & Boundary Depiction."

II. DEVELOPMENT CONCEPT

151-75 Crossing is a multiple use Planned Unit Development (PUD) of 76.599 acres located at the southwest corner of the intersection of West 151st Street (State Highway 67) and South U.S. Highway 75 in the City of Glenpool, Oklahoma. 151-75 Crossing is strategically located at the center of Glenpool's largest commercial intersection, and will add to the robust development node already under development at the northeast and southeast intersection corners. It is located seven (7) miles south of the Tulsa Hills shopping center and three (3) miles south of Southwest Crossroads/Montapp commercial and multifamily center, but has the advantage of being located along two (2) of the fastest-growing highway corridors in the region. This is the first significant commercial intersection in south Tulsa County, and will attract business activity from an extensive area which uses U.S. Highway 75 for access. In addition to its location and accessibility, its large size and extensive highway frontage will bolster the development's success and make it a destination for residents of Glenpool and others throughout the region.

State Highway 67 is a four-lane, divided highway, and forms the site's north boundary. U.S. Highway 75 is also a four-lane, divided highway, forms the site's east boundary. The south boundary, where West 156th Street is planned to be constructed, is shared with Champagne Metals, a metal manufacturing business. The westerly boundary abuts three (3) unplatted, agricultural / rural residential tracts zoned AG in unincorporated Tulsa County, with the northern portion of the westerly boundary formed by South 26th West Avenue. To the west of that is a large, unplatted, primarily vacant tract zoned IL with PUD-620 in unincorporated Tulsa County.

There is an unused Magellan (now ONEOK) pipeline along the westerly boundary shared with the mentioned three (3) unplatted tracts. Tanner Consulting is working with Magellan / ONEOK to relocate the pipeline to better conform to the existing propertyline and proposed site design, and also remove a blanket easement in favor of a 50-foot-wide, defined and described easement conforming to the relocated, unused pipeline. This reconfigured pipeline easement is planned to abut the westerly boundary shared with the mentioned three (3) unplatted tracts, and so will serve as a substantial physical buffer for the tracts. In addition, screening fences and landscaping will be added as each tract develops, either along the west or east sides of the reconfigured pipeline, as described in more detail below.

Part of the site was subject to a lease to the U.S. Department of Transportation Federal Aviation Administration for a fenced-in "Outer Marker" communications facility related to the Tulsa Riverside Airport (f/k/a Richard Lloyd Jones Jr. Airport). The lease expired and the abandoned facility has been removed.

The Glenpool 2030 Comprehensive Plan designates most of the site within "special" designations, "U.S. 75 Corridor" + "S.H. 67 Corridor". The Corridor language in the plan text (1) identifies industrial zoning at the southwest corner of 151st St. (State Highway 67) and U.S. Highway 75, and (2) calls for commercial land uses, with industrial uses allowed on the west side of U.S. Highway 75. An excerpt is shown on Exhibit H.

There is a small sliver of land outside of these "special" designations which is designated "Light Industrial." The Comprehensive Plan Table 21 'matrix' provides that the "most closely associated zoning district(s)" for that designation include IL. However, PUDs are allowed.

This PUD will allow for some lighter industrial and heavy commercial uses, along with commercial, retail, and other nonresidential uses. Industrial uses which would require IL zoning and self storage businesses

will be restricted from lots with highway frontage, and are reflected as “Development Area B” on Exhibit B. Therefore, we believe this PUD conforms to the Comprehensive Plan.

By its design, as outlined in the Glenpool Zoning Code, this PUD is intended to provide a unified treatment of the development possibilities of the project site, to permit innovative land development while maintaining appropriate limitation on the character and intensity of use and assuring compatibility with adjoining and proximate properties, to permit flexibility within the development to best utilize the unique physical features of the subject property, to provide and preserve meaningful open space, and to achieve a continuity of function and design within the development.

This PUD is designed to satisfy the appropriate review process(es) outlined in the Glenpool Zoning Code. The following sections, together with the PUD exhibits, will inform and allow the Planning Commission and City Council to determine that the PUD is consistent with the purposes, goals, and standards of a PUD per Zoning Code Sections 11-3-13 and 11-3-14. The following narrative addresses each informational item as relevant and appropriate. Specific design features are herein linked to the purpose, goal, and/or standard which is addressed.

Future uses, and the ultimate locations, sizes, and configurations of individual development tracts will be dictated by market demand. Therefore, it is the intent of this PUD to outline allowable and excluded uses, and appropriate development standards for each allowable development type.

In addition to PUD development standards, private covenants, conditions, and restrictions (CCRs) will be filed of record. These private restrictions will be attached to and run with the property in perpetuity and address a number of the informational items outlined in the Glenpool Zoning Code, such as architectural compatibility, overall design style, colors, materials, and sign program. Therefore, this PUD does not include site plans showing parking areas, conceptual building design elevations or renderings, parks and recreation schematic plans, amenity plans, or other such details which cannot be known until specific developments are proposed (cf. Zoning Code Section 11-3-13.C.).

Development of the site in accordance with this PUD and the private CCRs will result in a development outcome that is superior to that possible through general zoning districts, will address the needs of the development market for greater flexibility and certainty, and will support the desire of the City to achieve the goals and objectives of the Comprehensive Plan, as provided in the Zoning Code provisions pertaining to PUDs.

Prior to this PUD, the subject property was zoned IL Light Manufacturing Research and Development and CS Commercial Shopping Center as reflected on Exhibit F Existing Zoning Map. Tulsa County PUD-620 erroneously included at least part of the site. Per Ordinance # 690 in 2014, Glenpool abandoned PUD-620 but left the Zoning Map to reflect PUD-620-A. The same ordinance was made subject to rezoning application GZ-244, which would rezone part of the site from IL to CS.

This PUD proposes to utilize some of the land uses and development intensities that would be allowed by the existing IL and CS zoning, but only those which are appropriate and reasonably anticipated for the site, and will restrict uses, intensities, and specific use elements which do not serve the best interests of the City of Glenpool, the owner, or the development. Compared to the uses permitted in the existing IL and CS districts today, this PUD will effectively “downzone” and reduce the allowable uses and land use intensities.

Per the PUD provisions of the Glenpool Zoning Code Ordinance #746, new PUDs replace the former zoning districts. Therefore, upon approval, the zoning map will reflect the new PUD boundary outline but with no "underlying" zoning, as reflected on Exhibit G Proposed Zoning Map.

This PUD and the private CCRs will allow the most efficient use of the land which is harmonious with the surrounding land uses, as represented on Exhibit A, "Aerial Photography & Boundary Depiction." The PUD shall be developed in accordance with the use and development regulations of the City of Glenpool Zoning Code, as adopted with Ordinance #746, except as otherwise specified herein. Bulk and area standards within the proposed Development Standards generally follow those of the CG Commercial General zoning district for nonresidential uses.

PURPOSE (Glenpool Zoning Code Section 11-3-13.A.):

This PUD and the related plan review and approval processes will benefit the City of Glenpool by creating community character and the owner/developer by expanding development options and flexibility, and will reduce uncertainty through the specificity of development standards and plan documents.

GOALS (Glenpool Zoning Code Section 11-3-13.B.):

This PUD will result in a development outcome superior to that possible through general zoning districts, address the needs of the development market for greater flexibility and certainty, and support the desire of the City to achieve the goals and objectives of the Comprehensive Plan.

As encouraged by the Zoning Code, this PUD will allow an appropriate mixture of uses, exclude other uses that may not be desirable, and provide development standards to ensure the compatibility and design integration of all uses.

This PUD will create a development framework that provides both the owner/developer and the City of Glenpool flexibility, within predetermined codified parameters, with appropriate Planning Commission and City Council oversight.

CONTEXTUAL PLAN (Glenpool Zoning Code Section 11-3-14.A.):

This PUD will support a unique development project and provide appropriate development standards that are site and context sensitive.

The "Contextual Plan" / "Concept Plan" is represented on Exhibit B "Conceptual Masterplan."

Additional contextual descriptions are provided in the appropriate sections of this text, such as "Utilities and Drainage," "Access and Circulation," and "Environmental Analysis and Topography."

During the planning and civil engineering design for the 151-75 Crossing subdivision, anticipated impacts on community facilities (primarily utilities and streets) will be considered and the necessary measures have been taken to address those impacts. Similarly, anticipated impacts are being considered and used to inform the design of:

1. The construction of West 156th Street as a new intersection with U.S. Highway 75, at the site's southeast corner, in concert with Champagne Metals, the Oklahoma Department of Transportation

(ODOT), and the City of Glenpool. This location corresponds with the one (1) point of access to U.S. Highway 75; the balance of the site's frontage on this highway is not permitted access per the right-of-way deed;
2. The new and/or improved intersections with State Highway 67, in concert with ODOT and the City of Glenpool;
3. A new street intersection with South 26th West Avenue, in concert with Tulsa County and the City of Glenpool, and any other agency having jurisdiction; and
4. Internal public streets and private drives, in concert with the City of Glenpool.

Zoning Code Section 11-3-16.B calls for submittal of [Restrictive] "Covenants" for the purpose of "review as to form" for the sake of ensuring proper ownership, maintenance, continuity, and conservation of common open spaces within the PUD. A Preliminary Plat, including Restrictive Covenants, will be submitted when initial site design is substantially finished, together with a copy of the CCRs previously mentioned. The CCRs will provide for Property Owners' Association ownership and maintenance of the stormwater detention ponds, drainage facilities, and other common areas.

Through this PUD and the CCRs, the site is being developed with a higher level of quality than a standard development, and will yield substantial community benefits, such as:

1. An efficient provision of infrastructure that sustains, to the extent possible under development conditions, the natural environment;
2. Continuity of the roadway system, via the extension of South Yukon Avenue as a Collector Street and frontage road, from 151st Street to 156th Street, and a future public and/or private frontage road from South 26th West Avenue to South Yukon Avenue, which will effectively distribute vehicular and pedestrian traffic within and through the development;
3. Pedestrian systems via sidewalks that improve pedestrian circulation;
4. Enhanced buffering of land uses between the more intense uses within the site and any future single-family residential zoning on the adjacent land to the west currently zoned AG in unincorporated Tulsa County;
5. Improved development quality via planned landscaping and other decorative treatments at development entrances.

It is anticipated that there may be large, platted lots which will later be subdivided by Lot-Split or replat as each development site is sold for development. Provided, however, the number of lots which may cumulatively be created by Lot-Split will not exceed the maximum imposed hereby, and further land divisions will require replatting. Due to the scale of the property, the mix of land uses proposed, and the anticipated time horizon to ultimate build-out, this PUD will establish allowable and excluded uses, intensity of nonresidential uses, and specific development standards and conditions for each use type. After the PUD is approved, more specific land division and Detailed Site Plans will follow for each sub-development.

151-75 Crossing

EXHIBIT A

AERIAL PHOTOGRAPHY & BOUNDARY DEPICTION
WITH ADJACENT DEVELOPMENTS LABELED



PUD 46
SEPTEMBER 2025

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

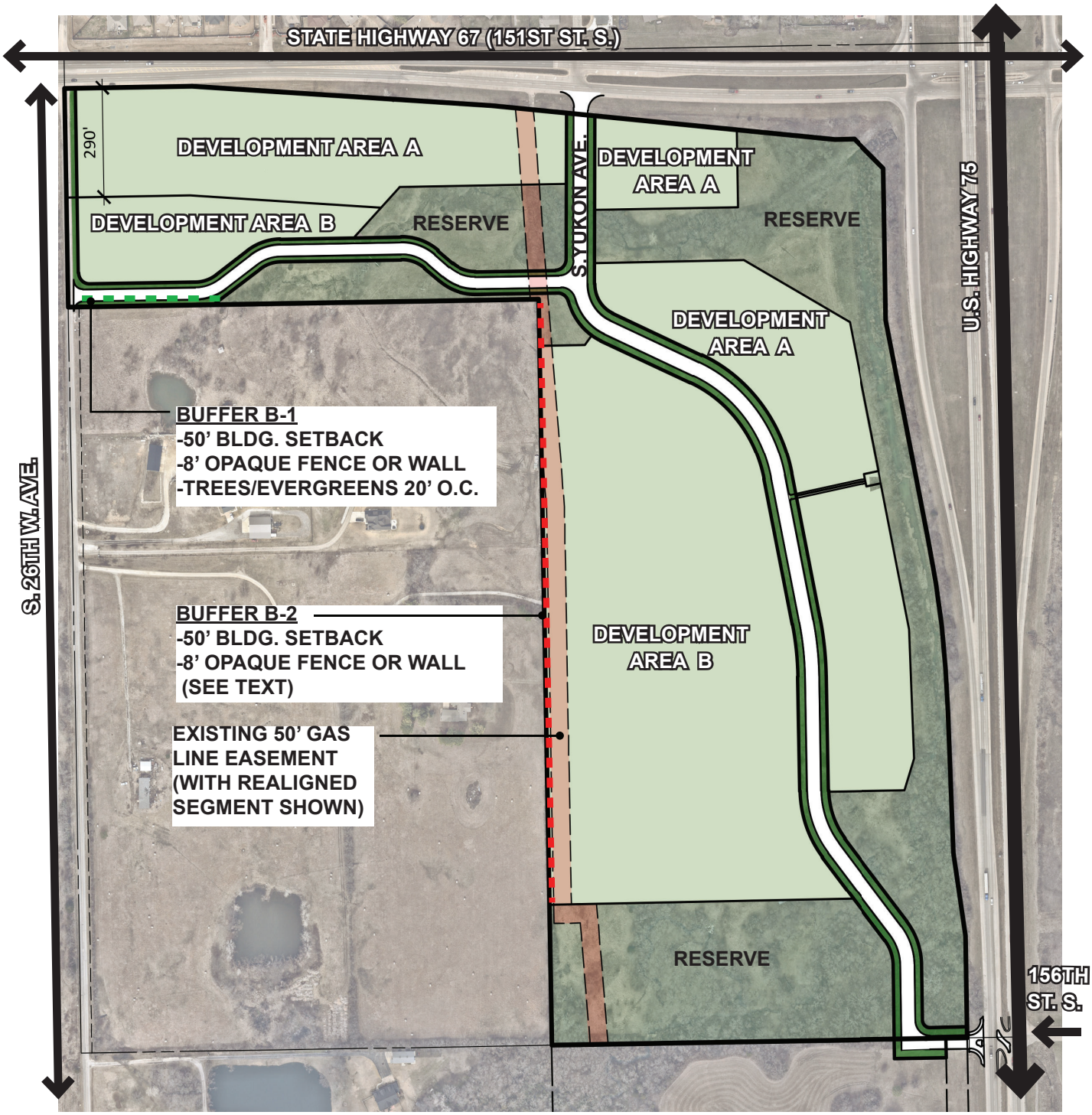
NOT TO SCALE NORTH

151-75 Crossing

EXHIBIT B

CONCEPTUAL MASTERPLAN

CONCEPTUAL LAYOUT SHOWN AS OF 9/29/2025



PUD 46
SEPTEMBER 2025

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

NORTH

III. DEVELOPMENT STANDARDS

Gross Land Area:	3,406,259 SF	78.197 AC
Net Land Area:	3,336,648 SF	76.599 AC

Permitted Uses:

All uses permitted by right, by Limited Use, and by Specific Use Permit within the CG Commercial General and IL Light Manufacturing Research and Development zoning districts, as per Glenpool Zoning Code Uses Permitted Table 11-3-9, plus the following additional uses:

- Farm, Agricultural (indoor and/or outdoor, excluding marijuana)
- Outdoor Recreation, Public
- Public or Private School
- Uses customarily accessory to uses permitted by this PUD

Certain uses shall be restricted as follows:

- Pawnshop, Short Term Financing, and bail bonding are not permitted
- No use which would, but for the PUD, require IL zoning and no self storage business shall have direct frontage on either U.S. Highway 75 or State Highway 67 (reflected as "Development Area B" on Exhibit B)
- Self storage businesses shall be limited to a maximum of four (4) acres, located within the southernmost 10 acres of Development Area B (excluding reserve areas), interior units shall have climate control, and no exterior units shall have street-facing access, and shall be screened as provided herein for the Buffer B-2.
- Extraction uses shall be restricted to oil and gas drilling, production, and storage and shall be subject to the approval of a Specific Use Permit
- Marijuana growing, processing, and/or sales are not permitted
- Storage of hazardous or toxic waste are not permitted
- Recreational vehicle campgrounds are permitted only as an ancillary use to a recreational vehicle sales and service use and individual RVs are limited to three (3) consecutive nights
- All Temporary and Accessory uses within the CG zoning district shall require satisfaction of procedures for same under Glenpool Zoning Code Uses Permitted Table 11-3-9.

Maximum Floor Area Ratio:	0.75
Maximum Building Height:	None
Minimum Lot Width with Arterial Street Frontage:	100 FT
Minimum Lot Width with Non-Arterial Street Frontage:	50 FT *

Minimum Building Setbacks:	
From U.S. Highway 75 and State Highway 67 Rights-of-Way:	50 FT
From Other Arterial Street Rights-of-Way:	50 FT
From Collector Street Rights-of-Way:	25 FT
From All Other Street Rights-of-Way:	25 FT
From Three (3) Westerly PUD Boundaries:	50 FT
From All Other Boundaries:	0 FT
Minimum Parking Ratio Multitenant Commercial Buildings:	1 per 225 SF building floor area
Minimum Parking Ratio "Industrial, Light, Flex Commercial" Buildings:	1 per 450 SF building floor area
Minimum Parking Ratio All Other Uses:	As per Glenpool Zoning Code Section 11-6-3
Minimum Accessible Parking Stall Dimensions:	8 FT by 18 FT with 5 FT X 18 FT Access Aisle **
Minimum Parking Setback from R District or Lot Containing Residential Use:	20 FT
Minimum Required Loading Berths:	None ***
Minimum Loading Berth Setback:	As per Glenpool Zoning Code Section 11-6-4.B.1.
Other Bulk and Area Requirements:	As required within CG District

* *Any interior lot having no street frontage shall be provided access to a public street by access easement(s) approved by the City of Glenpool during Site Plan review.*

** *Must meet ADA guidelines if greater than provided herein.*

*** *Off-street loading shall be required for buildings at or exceeding 7,500 square feet and all grocery stores regardless of size, plus one (1) additional loading space shall be provided for each additional 40,000 square feet of gross floor area over 7,500 square feet; provided, however, the following uses identified by NAICS codes are exempt from loading berth requirements if under 7,500 square feet:*

- *Information, Financial Activities, and Professional and Business Services (NAICS 51 : 56, inclusive)*
- *Education and Health Services (NAICS 61 and 62)*
- *Fast food / quick service restaurants under NAICS 722*
- *Other Services (except Public Administration) (NAICS 81)*

IV. GENERAL PROVISIONS AND DEVELOPMENT STANDARDS

IV.A. SURROUNDING ZONING AND LAND USE: State Highway 67 is a four-lane, divided highway, and forms the site's north boundary; it is zoned AG in unincorporated Tulsa County. To the north of that highway, zoning is RS-3, corresponding with the Rolling Meadows and Cottages at Taylor's Pond single-family residential subdivisions in the City of Glenpool. U.S. Highway 75, zoned AG, IL, and CS in the City of Glenpool, is also a four-lane, divided highway, forms the site's east boundary. Across U.S. Highway 75 to the east, zoning includes CS and CG and includes the St. Francis Medical Center and additional commercial development areas. The south boundary, where West 156th Street is planned to be constructed, is shared with Champagne Metals, a metal manufacturing business zoned IL. The westerly boundary abuts three (3) unplatted, agricultural / rural residential tracts zoned AG in unincorporated Tulsa County, with the northern portion of the westerly boundary formed by South 26th West Avenue. To the west of that is a large, unplatted, primarily vacant tract zoned IL with PUD-620 in unincorporated Tulsa County.

IV.B. ACCESS AND CIRCULATION: The site has roughly ½ mile of frontage along both U.S. Highway 75 and State Highway 67 (West 151st Street), as measured along centerlines. It also has 580 feet of frontage on South 26th West Avenue, a public road maintained by Tulsa County and/or the City of Glenpool. The right-of-way acquisition for U.S. Highway 75 also included access restrictions excluding the south 30 feet of frontage, which allows for 156th Street and its proposed improvement. Access to State Highway 67 (West 151st Street) is not restricted but access is controlled by driveway permits required by ODOT and curb cut permits required by the City of Glenpool. Discussions are ongoing with all parties as to the ultimate locations of and designs for access to this highway.

Access and circulation can be inferred from the street patterns shown on Exhibit B. The South Yukon Avenue collector street will be developed as a part of 151-75 Crossing and will facilitate connectivity for the site and surrounding properties. From Yukon Avenue, a frontage road will be extended west to South 26th West Avenue. Other, internal streets may be public or private, built to City of Glenpool standards. Sidewalks constructed with the streets will facilitate pedestrian linkages when adjoining properties are developed with connecting sidewalks. For the comfort and safety of pedestrians, sidewalk placement within the street right-of-way may be set back from the curb beyond the standard typical section outlined in the Glenpool Engineering Design Standards, subject to the Modification/waiver provisions of the Glenpool Subdivision Regulations or other applicable ordinance.

Whether by Lot-Split or replat, individual site developments may construct additional public or private streets, or private drives constructed to appropriate design standards and secured by Mutual Access Easements. Whether public or private, streets shall be constructed to meet the City of Glenpool standards for public streets or other design standards approved by the City of Glenpool. Provided, however, the City of Glenpool Engineer may approve alternative street design standards, including but not limited to reduced right-of-way and/or reduced paving widths for collector streets or private drives. Any gates serving private streets or drives shall be designed according to the Fire Code adopted by the City of Glenpool and be approved by the Glenpool Fire Department during the platting stage.

Limits of No Access (LNA) will be imposed by the recorded plat(s) within the "151-75 Crossing" PUD, except at approved street intersections. Construction of any future street and/or driveway connections to U.S. Highway 75 will be coordinated with the Oklahoma Department of Transportation (ODOT) and the City of Glenpool.

Where mutually beneficial, mutual access easements, cross-parking privileges, or other such agreements may be created by separate instrument.

IV.C. SIGNS: Signs shall comply with the applicable provisions of the Glenpool Zoning Code for the CG district (Section 11-7-5.J. et seq.) except as modified herein, and shall be submitted to and approved by the City of Glenpool for sign permit. The number of ground signs as permitted in the CG district shall be allowed by this PUD at a ratio of one (1) per 300 feet of highway frontage, provided that each lot shall be permitted its own ground sign. Sign separation requirements shall be met. In addition to all other signage allowed within the CG district, the following signage shall be permitted within the PUD, subject to the approval of City Staff of a comprehensive sign plan:

1. One (1) project identification sign may be located at the northwest corner of 156th Street and U.S. Highway 75, and project identification signs may be located at the southwest and southeast corners of the intersection of 151st Street and South Yukon Avenue and each corner of the intersections of the frontage roads and South 26th West Avenue and West 156th Street. Project identification signs may identify only the like-branded development name (e.g. "151-75 Crossing") and shall not exceed 50 feet in height or 300 square feet of display surface area. A three-dimensional project identification sign shall be permitted the same 300 square feet of display surface area per each two-dimensional plane.

2. One (1) multitenant entrance sign shall be permitted per each street or drive intersection with U.S. Highway 75 and 151st Street, identifying businesses and uses located anywhere within the PUD, but shall not exceed 50 feet in height or 300 square feet of display surface area per sign. If the multitenant entrance sign shares the same support structure as a project identification sign, the maximum display surface area shall be reduced in proportion to the display surface area of the project identification sign.

3. Wall signs shall be permitted to exceed wall height by two (2) feet.

4. Outdoor advertising (billboard) signs as permitted by the Glenpool Zoning Code.

5. Each lot shall be permitted one (1) flagpole displaying the official flag of the United States of America, not to exceed 100 feet in height.

IV.D. UTILITIES AND DRAINAGE: Waterlines will be extended throughout "151-75 Crossing" and provide water service and fire protection, and will include fire hydrants located during the engineering design and permitting phase. Water taps and other appurtenances will be designed and installed when specific sites are subdivided and developed.

Sanitary sewer will be extended through and provide service to all lots within "151-75 Crossing". A lift station and forcemain will be constructed to get to the nearest point of gravity flow at the southwest corner of the intersection of 156th Street and U.S. Highway 75. From there, it crosses U.S. Highway 75 east to serve the St. Francis Medical Center and other developments beyond.

Within "151-75 Crossing", an internal stormwater collection and detention system will be designed and constructed during the engineering design and permitting phase. Stormwater drainage and detention facilities will be constructed within Reserve Areas, which facilities and Reserve Areas will be maintained by the Property Owners' Association to be established pursuant to the plat.

Exhibit C of this PUD reflects existing and conceptual utility and stormwater drainage and detention facilities.

IV.E. ENVIRONMENTAL ANALYSIS AND TOPOGRAPHY: The site is moderately sloped. As can be seen on Exhibit D Existing Topography and Soils, the site contains two (2) drainageways which converge at the site's northeastern corner before entering a bridge under the Highway 75 and Highway 67 intersection, exiting at the northeastern corner of the intersection. The site is within the Coal Creek drainage basin.

As represented on Exhibit E FEMA Floodplain Map, a portion of the subject property is located within a Special Flood Hazard Area or the Regulatory Floodplain.

The Soil Survey of Tulsa County, Oklahoma was used to help identify soils types and possible constraints to development. The site contains Dennis silt loam, 3 to 5 percent slopes, eroded (37.6% of site area), Dennis-Radley complex, 0 to 12 percent slopes (29.4% of site area), Okemah silt loam, 0 to 1 percent slopes (15.4% of site area), Dennis silt loam, 1 to 3 percent slopes (11.4% of site area), Eram-Coweta complex, 5 to 15 percent slopes (3.4% of site area), Radley silt loam, 0 to 1 percent slopes, frequently flooded 1.7 (2.2% of site area), and Okemah-Parsons-Pharoah complex, 0 to 1 percent slopes (0.7% of site area). During the engineering design and permitting phase of "151-75 Crossing," a geotechnical report will be performed to recommend paving sections and subgrade design, and assessment of development constraints associated with these soils types. Soil types and topography are shown on Exhibit D of this PUD.

IV.F. PLATTING AND SITE PLAN REQUIREMENTS: A subdivision plat shall be reviewed by the Glenpool Technical Advisory Committee, recommended upon by the Glenpool Planning Commission, approved by the Council of the City of Glenpool, and duly filed of record. It is anticipated that individual development sites will be created by Lot-Split or replat, as the case may be. The subdivision plat and any replat shall include covenants of record implementing the development standards of the approved PUD and the City of Glenpool shall be a beneficiary thereof.

No building permit shall be issued for any building within the PUD until a Detailed Site Plan of the proposed improvements has been submitted to the City of Glenpool, reviewed by the Glenpool Technical Advisory Committee, and approved by City of Glenpool Staff. Certain more intense uses may require sanitary sewer industrial pretreatment and/or other special accommodations if required by the City of Glenpool.

All parking areas, including access drives, shall be paved with a dust-free, all-weather asphalt or concrete surface or other surface meeting the requirements of the City of Glenpool for paving.

Earth Change Permits may be issued upon satisfaction of specific requirements while the site plan review is in process.

IV.G. LANDSCAPING AND BUFFERING: The site boundaries are formed by highways on the north and east and Champagne Metals on the south. The westerly boundary abuts three (3) unplatted, agricultural / rural residential tracts zoned AG in unincorporated Tulsa County, with the northern portion of the westerly boundary formed by South 26th West Avenue, beyond which zoning is industrial. Therefore, the portion common with the 3 unplatted tracts is the only potentially sensitive boundary.

This PUD allows the owner and the City of Glenpool to determine appropriate buffering requirements in a context-appropriate manner and will provide Bufferyard requirements appropriate for the site and the unique features of the site and surrounding properties.

Along the westerly PUD boundary reflected as “Buffer B-1” on Exhibit B, provided the adjoining land is zoned residentially, in addition to the 50-foot minimum building setbacks, and parking and loading berth setbacks provided herein, buffering within a lot shall include a minimum of an eight (8) foot high opaque screening fence or wall and large trees and/or evergreen landscaping trees planted not less than 20 feet on center.

Along the westerly PUD boundary reflected as “Buffer B-2” on Exhibit B (and conceptually detailed in section on Exhibit I), provided the adjoining land is zoned residentially, in addition to the 50-foot minimum building setbacks, the grade separation reenforced by a structural retaining wall, and parking and loading berth setbacks provided herein, buffering within a lot shall include a minimum of an eight (8) foot high opaque screening fence or wall. The pipeline easement will not allow for landscaping to be installed.

There is a pipeline generally along and within the south leg of the westerly boundary. Along this portion of the westerly line, the screening and buffering may be installed along the west or east side of the proposed reconfigured 50’-wide pipeline easement, depending on the ultimate width, location, configuration, and development restrictions of the reconfigured easement, and depending on topography and any retaining walls. Part of the relocated pipeline easement will merge with the south end of the westerly PUD boundary. The pipeline easement will not allow the construction of fences. For such overlapping areas, fences will not be required.

Along the westerly PUD boundary reflected as “Buffer B-1” and “Buffer B-2” on Exhibit B, provided the adjoining land is zoned residentially, the Detailed Site Plan required by this PUD shall include a photometric plan demonstrating that all lighting proposed will produce not more than 0.0 footcandles at said boundary.

Off-street loading areas shall not be located within 50 feet of any abutting property within any R district unless it is wholly within an enclosed building or screened on all sides abutting the R district by a screening wall or fence. The loading dock shall be screened from all public views and residential districts by either a 10-foot tall wing wall incorporated into the building design or an opaque decorative fence or year-round opaque landscape hedge, each with sufficient height to block the line-of-sight of the dock from the residential use or zoning district, an earthen berm, another building, or a combination of those elements (Glenpool Zoning Code Section 11-6-4.B.1.).

By this PUD, unenclosed off-street parking areas and loading areas shall be screened and buffered from all street rights-of-way and R Residential zoning districts as provided in Glenpool Zoning Code Sections 11-6-4.B.2., 11-6-9, and 11-6-10, including a setback greater than 20 feet from R Residential zoning district boundaries with a Type B Bufferyard; provided, however, that street yard trees may be located to within the adjacent street right-of-way (street trees) with City of Glenpool approval.

Where a Bufferyard is required by this PUD, specific landscaping requirements of Zoning Code Section 11-6-9 shall be counted within and satisfied by those required by the specific Bufferyard type.

Both ends of all parking space strips containing 20 or more spaces in a row shall terminate in a landscaped island or area containing a minimum of 100 square feet and one (1) ornamental or large landscaping tree. Landscaped areas shall be measured from the backs of curbs or edges of paving.

Reserve areas for stormwater drainage or detention are exempt from all screening and landscaping requirements.

Except as expressly provided herein, all landscaping, screening, and buffering requirements of the Zoning Code shall apply.

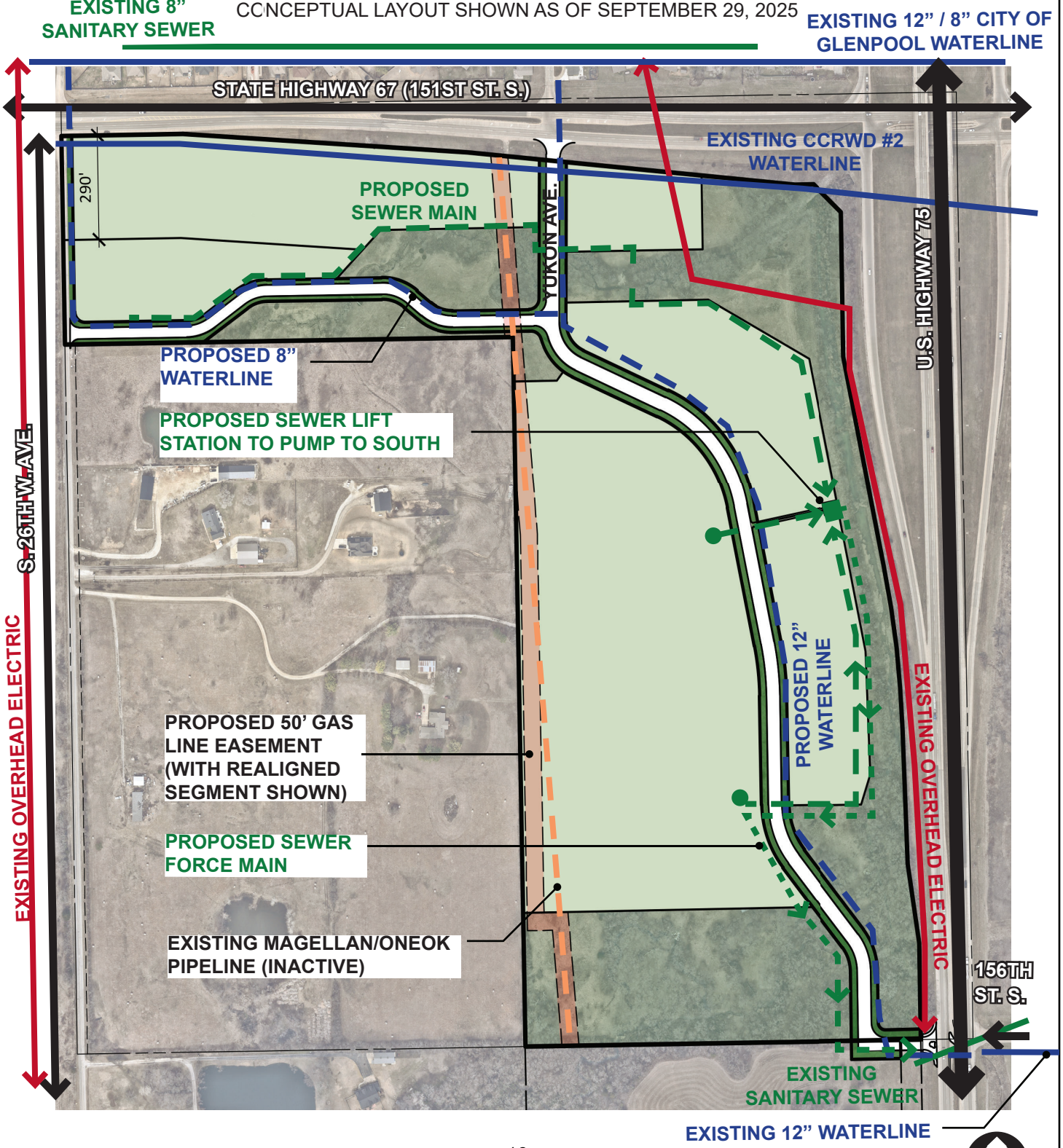
IV.H. SCHEDULE OF DEVELOPMENT: "151-75 Crossing" will be developed and platted and, within it, individual development tracts will be created by Lot-Split or replat, as the case may be, as market conditions permit.

151-75 Crossing

EXHIBIT C

EXISTING AND PROPOSED UTILITIES

CONCEPTUAL LAYOUT SHOWN AS OF SEPTEMBER 29, 2025



PUD 46
SEPTEMBER 2025

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

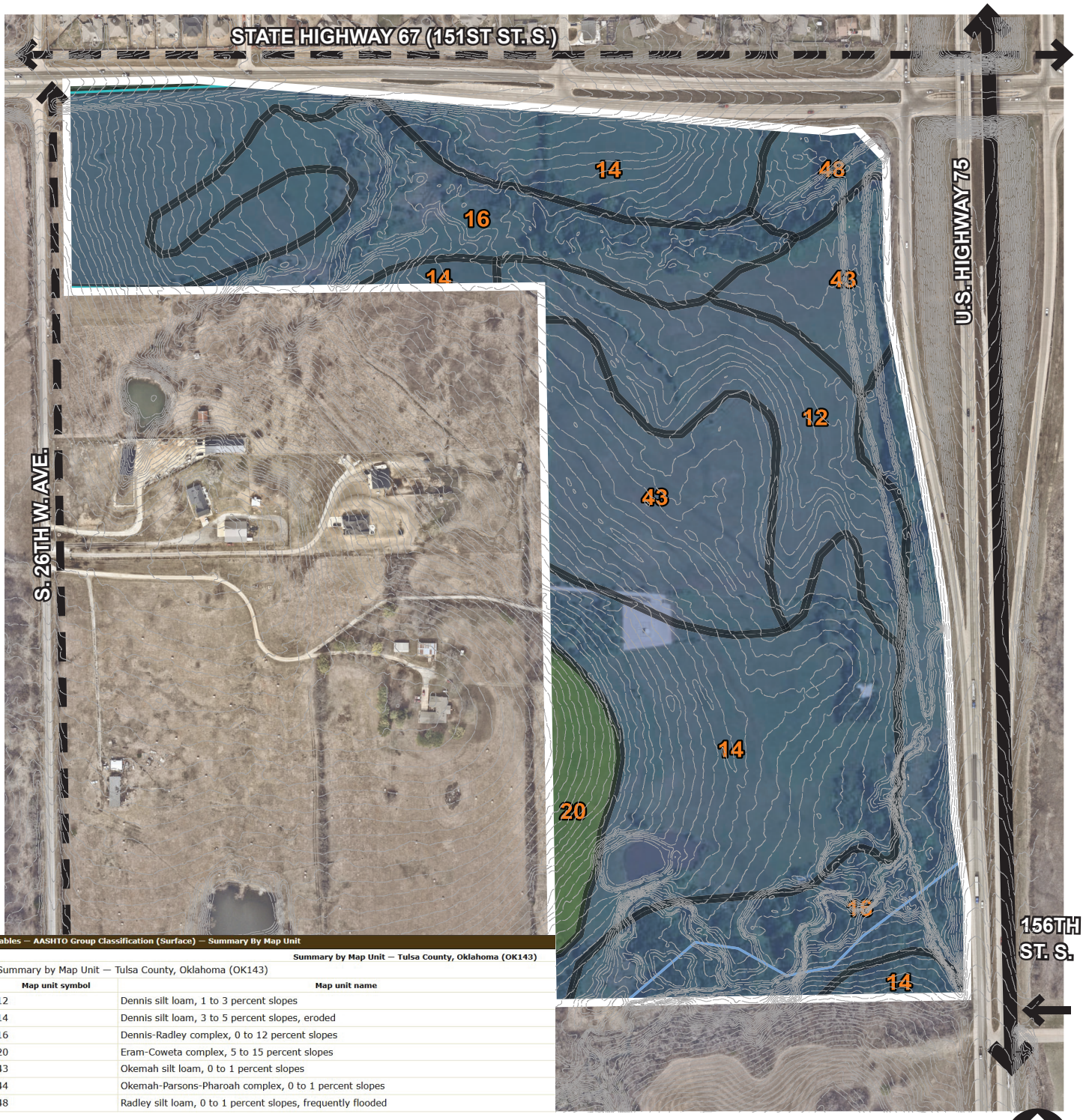
NORTH

151-75 Crossing

EXHIBIT D

EXISTING TOPOGRAPHY AND SOILS

SOIL DATA FROM USDA WEB SOIL SURVEY, ACCESSED APRIL 16, 2025
TOPOGRAPHIC DATA DERIVED FROM USGS AND IS APPROXIMATE ONLY



Tables — AASHTO Group Classification (Surface) — Summary By Map Unit

Summary by Map Unit — Tulsa County, Oklahoma (OK143)

Summary by Map Unit — Tulsa County, Oklahoma (OK143)

Map unit symbol	Map unit name
12	Dennis silt loam, 1 to 3 percent slopes
14	Dennis silt loam, 3 to 5 percent slopes, eroded
16	Dennis-Radley complex, 0 to 12 percent slopes
20	Eram-Coweta complex, 5 to 15 percent slopes
43	Okemah silt loam, 0 to 1 percent slopes
44	Okemah-Parsons-Pharoah complex, 0 to 1 percent slopes
48	Radley silt loam, 0 to 1 percent slopes, frequently flooded

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE NORTH

151-75 Crossing

EXHIBIT E

FEMA FLOODPLAIN MAP

FLOODPLAIN DATA REFLECTS FEMA FIRM PANEL NO. 40143C0409K, EFFECTIVE AUGUST 3, 2009



PUD 46
SEPTEMBER 2025

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

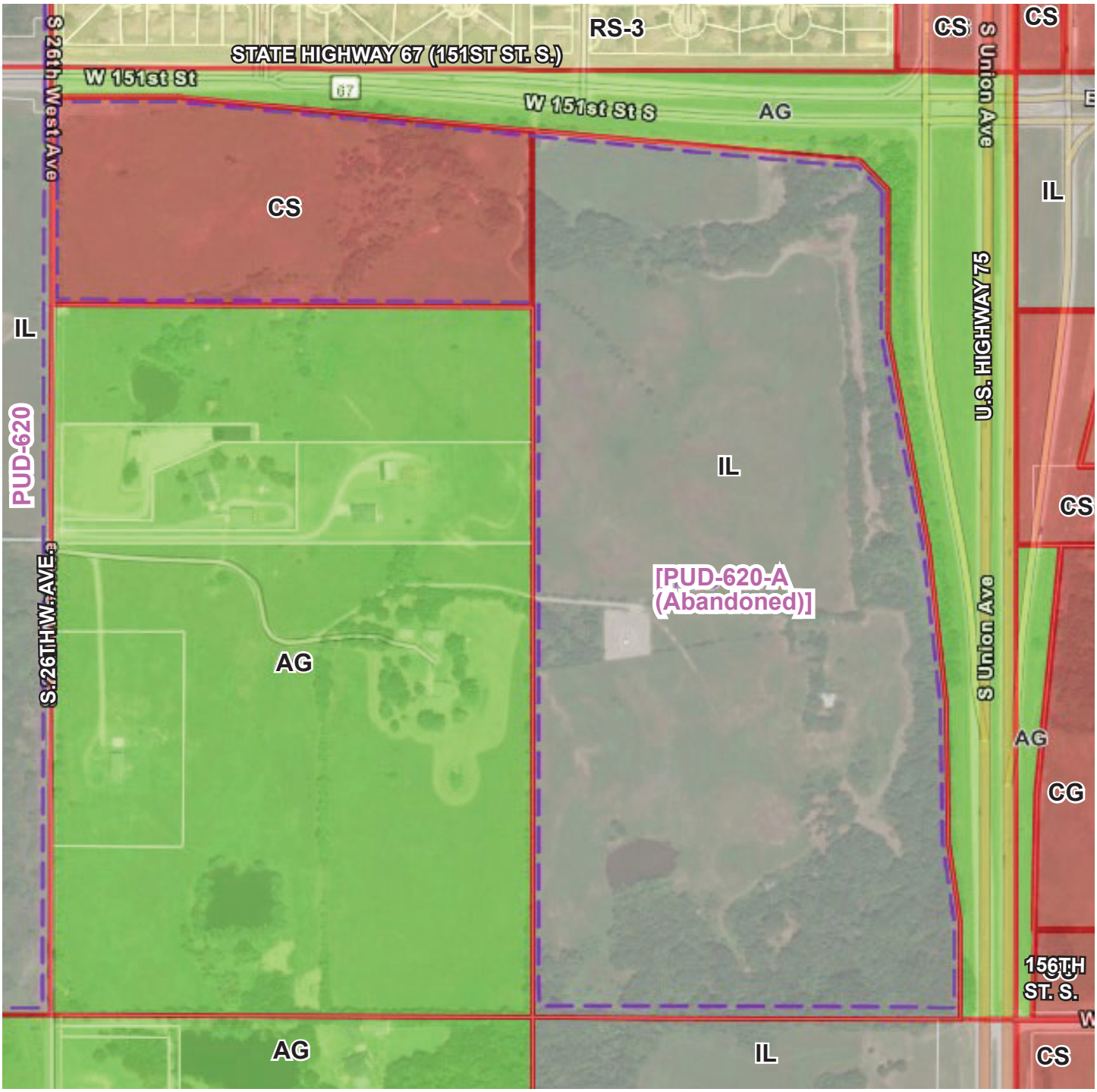
NORTH

151-75 Crossing

EXHIBIT F

EXISTING ZONING MAP

PER INCOG, ACCESSED APRIL 24, 2025



TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

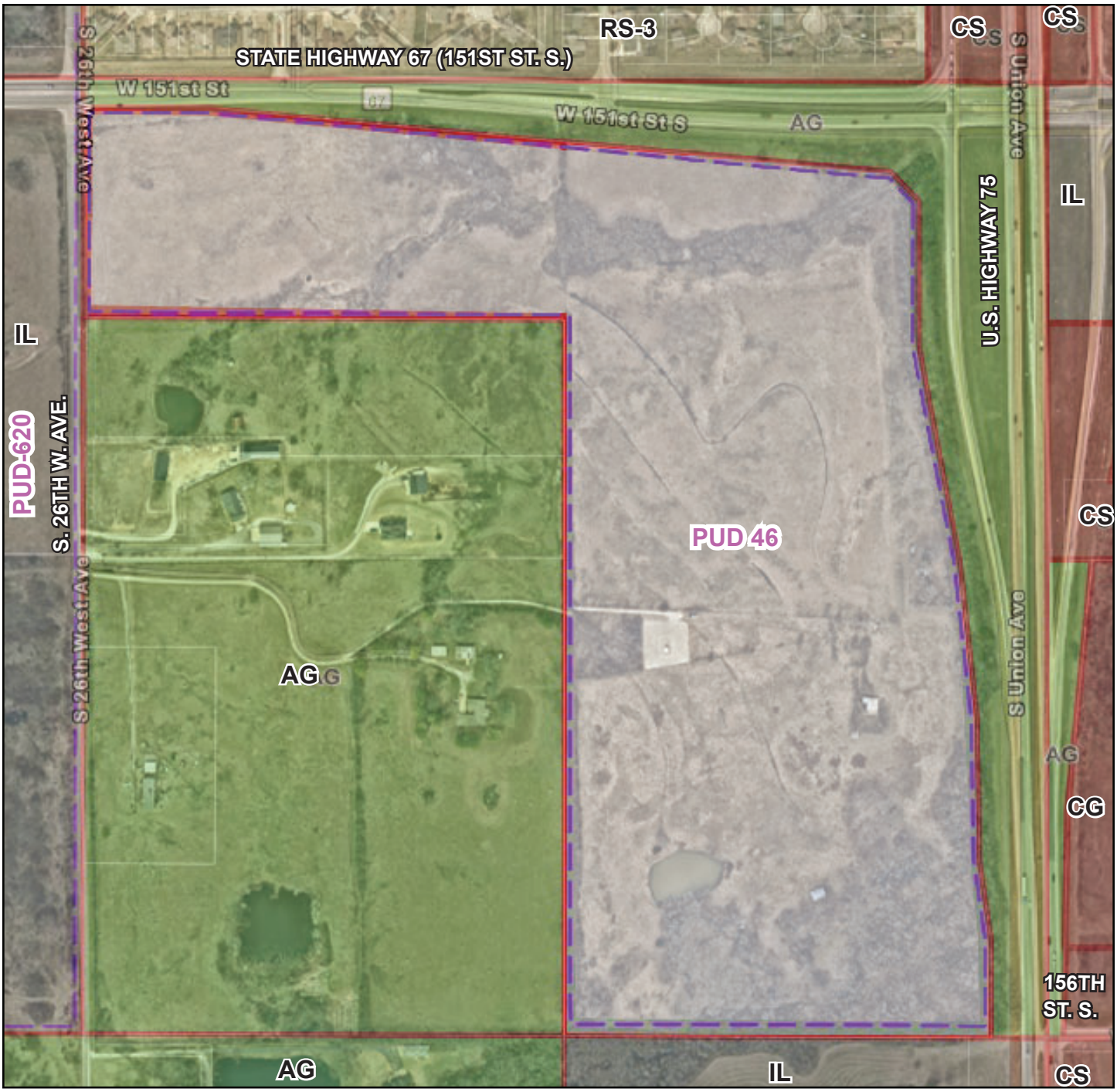
NORTH

151-75 Crossing

EXHIBIT G

PROPOSED ZONING MAP

PER INCOG, ACCESSED APRIL 24, 2025 AND MODIFIED



PUD 46
SEPTEMBER 2025

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

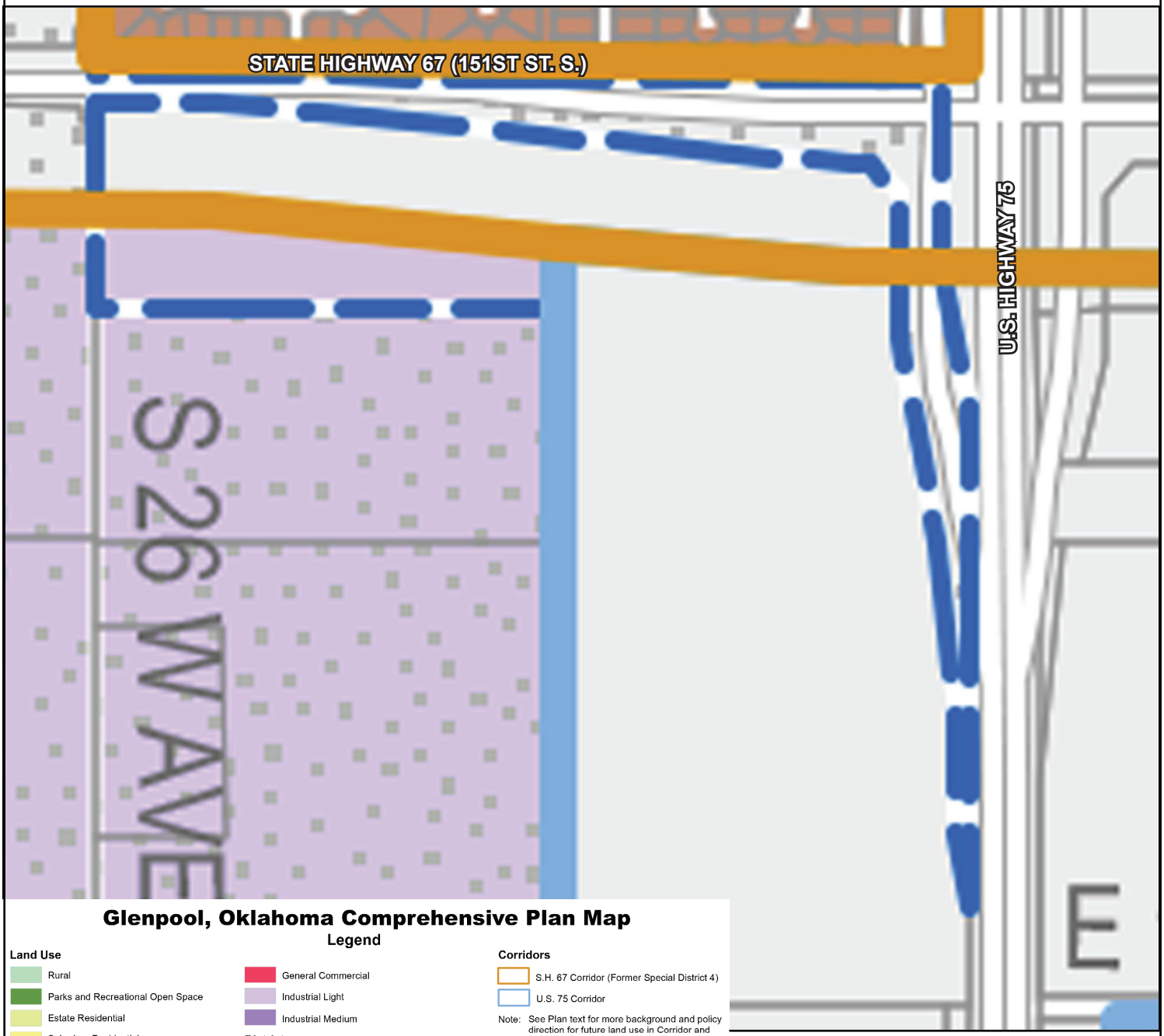
NORTH

151-75 Crossing

EXHIBIT H

COMPREHENSIVE PLAN MAP

GLENPOOL 2030 COMPREHENSIVE PLAN



Glenpool, Oklahoma Comprehensive Plan Map

Legend

Land Use

- Rural
- Parks and Recreational Open Space
- Estate Residential
- Suburban Residential
- General Residential
- Neighborhood Conservation
- Attached Residential
- Multi-Family Residential
- Suburban Commercial
- General Commercial
- Industrial Light
- Industrial Medium

Districts

- Special District 1: Old Towne District
- Special District 2
- Special District 3
- Special District 5: Central Business District
- Special District 6

Corridors

- S.H. 67 Corridor (Former Special District 4)
- U.S. 75 Corridor

Note: See Plan text for more background and policy direction for future land use in Corridor and Special District areas.

- Glenpool Annexation Fence Line
- Glenpool Corporate Limits
- Unincorporated Area
- Parcel Boundary

ADOPTED 11/14/2017

PUD 46
SEPTEMBER 2025

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

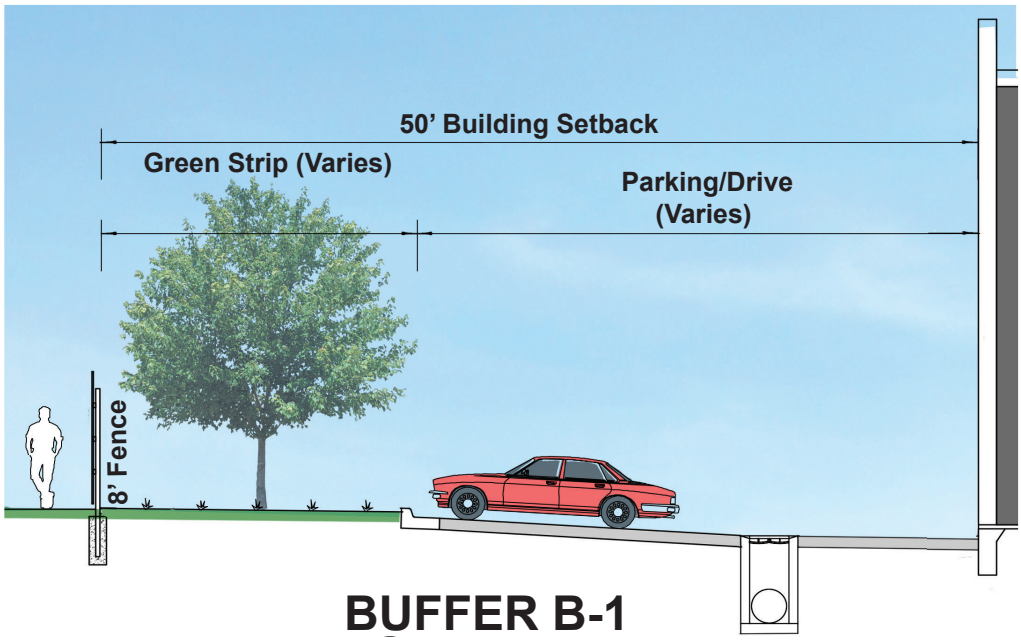
NORTH

151-75 Crossing

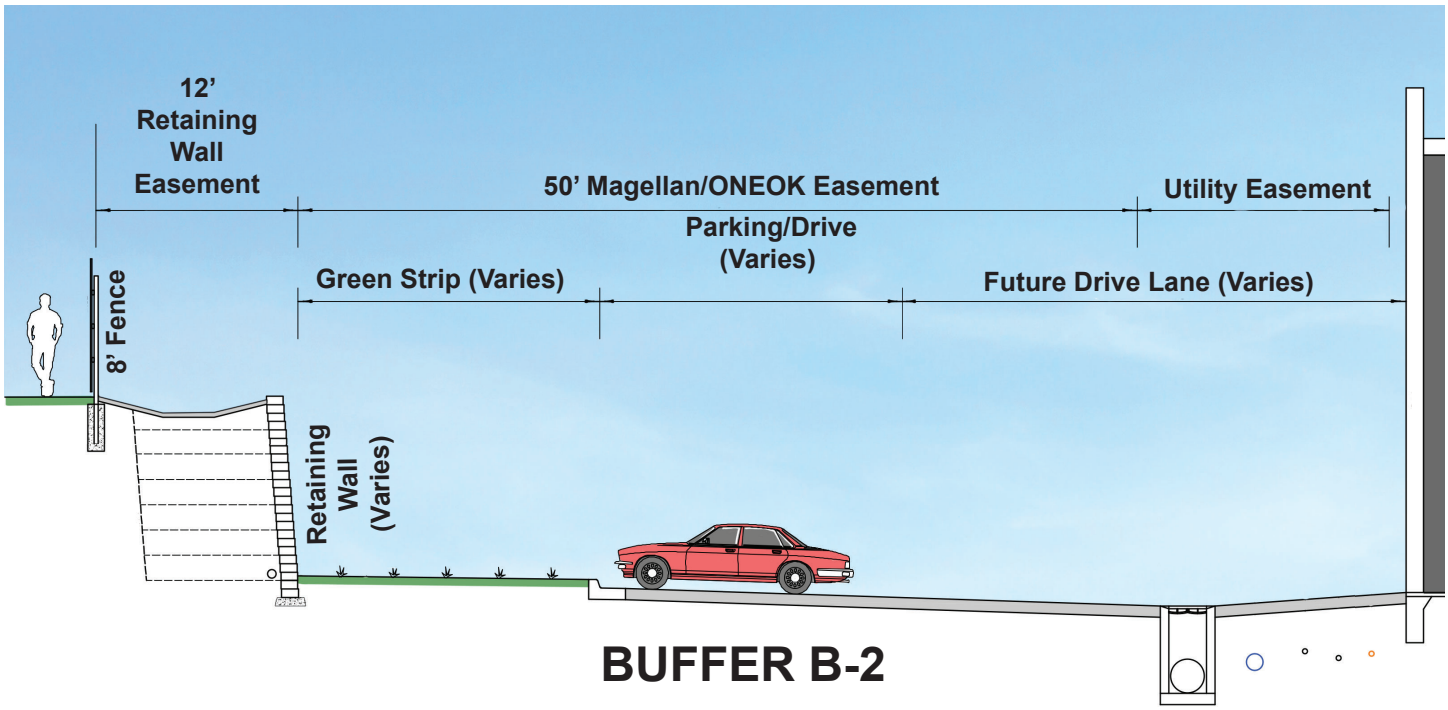
EXHIBIT I

BUFFER SECTIONS

CONCEPTUAL LAYOUT SHOWN AS OF JULY 9, 2025



BUFFER B-1



BUFFER B-2

Note: *Wall as required only located out of easement. Fence only located outside easement where space is available between pipeline easement and property line.*

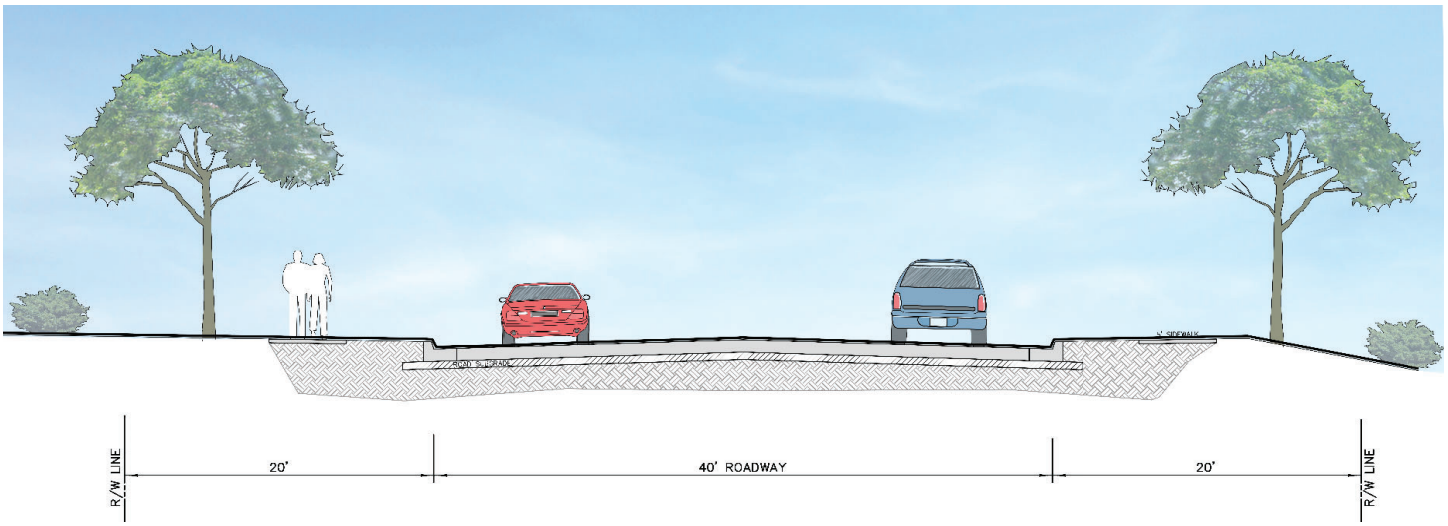
TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE NORTH

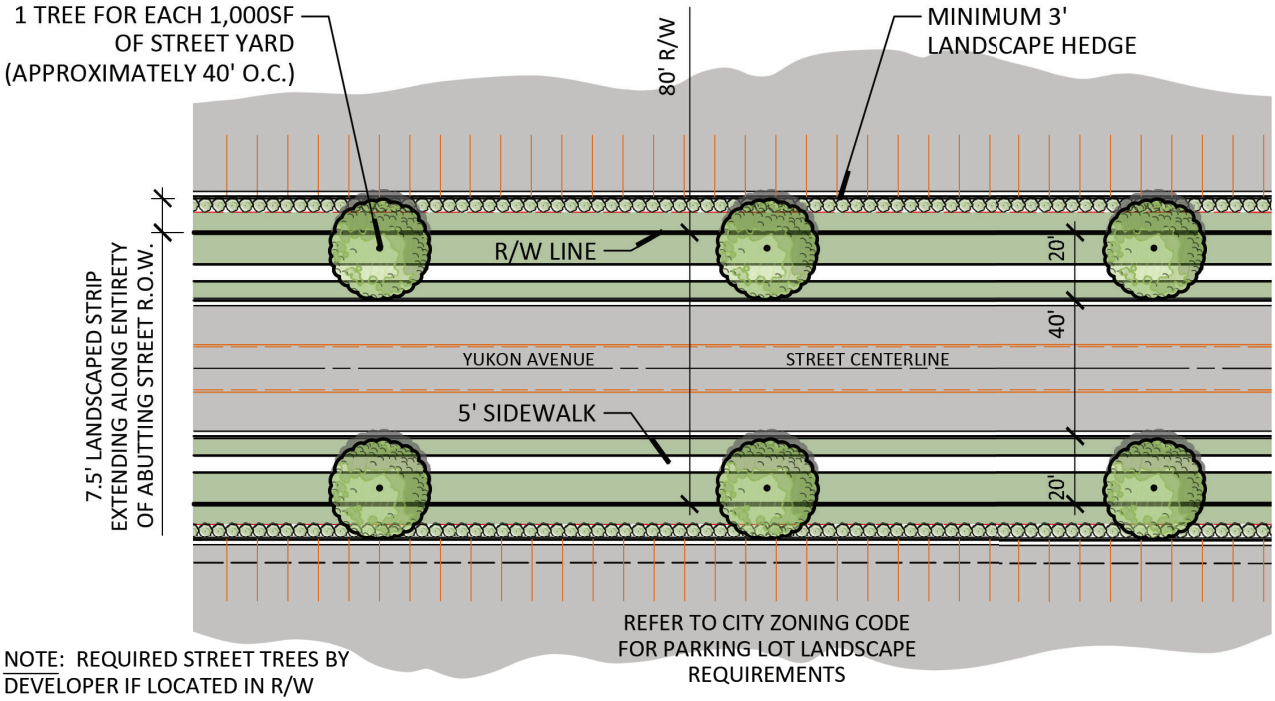
151-75 Crossing

EXHIBIT J

YUKON AVENUE
CONCEPTUAL LAYOUT SHOWN AS OF AUGUST 5, 2025



YUKON AVENUE CROSS SECTION



YUKON AVENUE PLAN VIEW

TANNER CONSULTING LLC, CERTIFICATE OF AUTHORIZATION NO. CA 2661
5323 S LEWIS AVE, TULSA, OK 74105 | 918.745.9929

NOT TO SCALE

Ordinance
No. 829

ORDINANCE NO. 829

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF GLENPOOL, PURSUANT TO THE REQUIREMENTS OF THE ZONING CODE OF THE CITY OF GLENPOOL AS ADOPTED BY ORDINANCE NO. 746 ON NOVEMBER 14, 2017, AND CODIFIED AS TITLE 11, ZONING REGULATIONS, IN THE 2013 CITY CODE OF GLENPOOL (THE "ZONING CODE"), BY REZONING CERTAIN PROPERTY DESCRIBED HEREIN FROM CS(COMMERCIAL SHOPPING CENTER) AND IL (LIGHT MANUFACTURING RESEARCH AND DEVELOPMENT) TO PLANNED UNIT DEVELOPMENT (PUD 46), AS RECOMMENDED BY THE PLANNING COMMISSION UNDER APPLICATION NO. (GZA-313), AFTER DULY NOTICED PUBLIC HEARING OPENED ON JULY 14, 2025, AND CONTINUED TO AND CONCLUDED ON AUGUST 11TH, 2025; AND REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH

FINDINGS OF THE CITY COUNCIL:

WHEREAS, Planned Unit Development ("PUD") 46 is treated under the Zoning Code as a distinct zoning classification that combines the zoning, subdivision, and site plan processes in a manner that benefits the City by creating community character and benefits the developer by expanding development options and flexibility, and reducing uncertainty; and

WHEREAS, PUD 46 is an alternative form to standard development that may include a mix of commercial and light industrial land uses, subject to the requirements of the PUD 46 zoning district approved by ordinance of the City Council; and

WHEREAS, To obtain approval of Application No. GZA-313, the applicant has submitted a Development Plan Text describing the development standards proposed to govern the PUD 46, and other documents to demonstrate that the development, if approved, will be of a higher quality than a standard development and will yield substantial community benefits as required by Sections 11-9-9, 11-9-10, and 11-9-11 of the Zoning Code; and

WHEREAS, The subject property is designated as Light Industrial, U.S. 75 Corridor, & S.H. 67 Corridor in the Comprehensive Plan; and

WHEREAS, The developer is proposing a planned commercial retail center development comprised of appropriate commercial and light industrial uses with development standards to ensure the compatibility and design integration, as encouraged by the Zoning Code; and

WHEREAS, Implementation of this PUD 46 and the private CCRs will result in a development outcome that is superior to that possible through general zoning districts, will address the needs of the development market for greater flexibility and certainty, and will support the desire of the City to achieve the goals and objectives of the Comprehensive Plan, as provided in the Zoning Code provisions pertaining to PUDs; and

WHEREAS, Application No. GZA-313 has undergone rigorous staff review and the required public hearings, the result of which has led to the recommendation of the Planning Commission on August 11, 2025, and that PUD 46 is the highest and best use of the subject property and is most compatible with the spirit and intent of the 2030 Comprehensive Plan.

THEREFORE, BE IT ORDAINED by the City Council for the City of Glenpool, Oklahoma:

SECTION 1: That the zoning classification of the following described real property situated in the City of Glenpool, Tulsa County, State of Oklahoma, to wit:

PER ALTA SURVEY DATED 2/20/2025, SURVEYOR'S DESCRIPTION AS MEASURED:

A TRACT OF LAND BEING A PART OF THE NORTHEAST QUARTER (NE/4) OF SECTION TWENTY-TWO (22), TOWNSHIP SEVENTEEN (17) NORTH, RANGE TWELVE (12) EAST OF THE INDIAN BASE AND MERIDIAN, TULSA COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF, SAID TRACT OF LAND BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NE/4; THENCE SOUTH 01°03'11" EAST ALONG THE WESTERLY LINE OF SAID NE/4 FOR 80.00 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY 67, SAID POINT BEING THE POINT OF BEGINNING OF SAID TRACT OF LAND; THENCE NORTH 89°04'40" EAST AND ALONG SAID RIGHT OF WAY LINE FOR 357.47 FEET; THENCE SOUTH 86°29'44" EAST ALONG SAID RIGHT OF WAY LINE FOR 842.03 FEET; THENCE SOUTH 84°40'58" EAST ALONG SAID RIGHT OF WAY LINE FOR 966.21 FEET; THENCE NORTH 89°04'36" EAST ALONG SAID RIGHT OF WAY LINE FOR 55.64 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 75; THENCE SOUTH 45°55'37" EAST ALONG SAID RIGHT OF WAY LINE FOR 113.16 FEET; THENCE SOUTH 00°55'57" EAST ALONG SAID RIGHT OF WAY LINE FOR 402.43 FEET; THENCE SOUTH 11°35'42" EAST ALONG SAID RIGHT OF WAY LINE FOR 596.36 FEET TO A POINT OF CURVE; THENCE SOUTHERLY ALONG SAID RIGHT OF WAY LINE ON A CURVE TO THE RIGHT WITH A RADIUS OF 2789.79 FEET AND A CENTRAL ANGLE OF 09°21'16" FOR 455.48 FEET; THENCE SOUTH 02°14'27" EAST ALONG SAID RIGHT OF WAY LINE FOR 378.17 FEET; THENCE SOUTH 08°40'55" EAST ALONG SAID RIGHT OF WAY LINE FOR 222.85 FEET; THENCE SOUTH 01°05'42" EAST ALONG SAID RIGHT OF WAY LINE FOR 270.74 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID NE/4 SAID POINT BEING SOUTH 89°04'58" WEST A DISTANCE OF 153.18 FEET FROM THE SOUTHEAST CORNER OF SAID NE/4; THENCE SOUTH 89°04'58" WEST ALONG SAID SOUTHERLY LINE FOR 1165.66 FEET TO THE SOUTHWEST CORNER OF THE EAST HALF OF THE NORTHEAST QUARTER (E/2 NE/4); THENCE NORTH 01°04'19" WEST ALONG THE WESTERLY LINE OF SAID E/2 NE/4 FOR 1980.36 FEET TO THE SOUTHEAST CORNER OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (N/2 NW/4 NE/4); THENCE SOUTH 89°04'42" WEST ALONG THE SOUTHERLY LINE OF SAID

N/2 NW/4 NE/4 FOR 1318.63 FEET TO THE SOUTHWEST CORNER OF SAID N/2 NW/4 NE/4; THENCE NORTH 01°03'11" WEST ALONG THE WESTERLY LINE OF SAID N/2 NW/4 NE/4 FOR 580.12 FEET TO THE POINT OF BEGINNING OF SAID TRACT;

SAID TRACT CONTAINS 3,336,648 SQUARE FEET OR 76.599 ACRES.

Shall be amended to Planned Unit Development (PUD 46), subject to all applicable Planned Unit Development, Zoning and Subdivision regulations; and

SECTION 2: That the approved Final Development Plan Text for PUD 46 shall be, and hereby are, incorporated by reference into this Ordinance No. 829 to govern the development of the Planned Unit Development No. PUD 46 and all related agreements and documents shall be executed and shall be recorded by the County Clerk of Tulsa County.

SECTION 3: That all ordinances or parts of ordinances in conflict herewith be and the same are hereby repealed.

PASSED AND APPROVED by the City Council of the City of Glenpool this _____.

_____
Joyce G. Calvert, Mayor

ATTEST: [MUNICIPAL SEAL]

_____
Lesli Smith, City Clerk

APPROVED AS TO FORM:

_____
City Attorney

To: Mayor and Council, City of Glenpool
From: David Agbetunsin, City Engineer
Meeting Date: October 6, 2025
Department/Office: Engineering Department
Item Name: Discussion and possible action to approve, amend, or deny the contract for the City of Glenpool Pavement Rehabilitation Project, Project No. 2025-14003, and to authorize the City Manager to execute project documents and change orders as permitted by law.

Summary:

The City of Glenpool solicited competitive bids for the 137th and Nyssa/147th Street Project (Project No. 2025-14003). The project includes various concrete and asphalt street paving removal, repair, and replacement projects Including asphalt concrete surface milling and overlay projects, and stormwater repairs at numerous locations within the City of Glenpool.
The project was publicly advertised on August 26, 2025, and sealed bids were received and opened on September 16, 2025, at 2:00 PM at Glenpool City Hall. The Engineering Department has reviewed the submitted bids for compliance with the bid specifications and recommends the award to the lowest responsive and responsible bidder.
Funding for this project is allocated in the FY2025-2026 Street Repairs Fund.

Recommended Action:

Staff recommend the approval of the City of Glenpool Pavement Rehabilitation Project, Project No. 2025-14003, to the lowest responsible bidder 3 Angel in the amount of $144,100.00, and to give the City Manager the authority to execute project documents and change orders as permitted by law.

Budget:

Attachments:

1. Agreement
2. Location Map
3. Bid Tabulation- Pavement Rehabilitation Project

AGREEMENT BETWEEN OWNER AND CONTRACTOR FOR CONSTRUCTION CONTRACT (STIPULATED PRICE)

This Agreement is by and between the City of Glenpool ("Owner") and _____ ("Contractor").

Terms used in this Agreement have the meanings stated in the General Conditions and the Supplementary Conditions.

Owner and Contractor hereby agree as follows:

ARTICLE 1—WORK

1.01 Contractor shall complete all Work as specified or indicated in the Contract Documents. The Work is generally described as follows: various concrete and asphalt street paving removal, repair, and replacement projects, including miscellaneous asphaltic concrete surface milling and asphalt overlay projects, and stormwater structure repairs, at numerous locations within the City of Glenpool. The work covers mobilization, traffic control management and other related work.

ARTICLE 2—THE PROJECT

2.01 The Project, of which the Work under the Contract Documents is a part, is generally described as follows: City of Glenpool Pavement Rehabilitation Project. The project is a part of the City of Glenpool annual road maintenance program.

ARTICLE 3—CONTRACT TIMES

3.01 *Time is of the Essence*

A. All time limits for Milestones, if any, Substantial Completion, and completion and readiness for final payment as stated in the Contract Documents are of the essence of the Contract.

3.03 *Contract Times: Days*

A. The Work will be substantially complete within **75** days after the date when the Contract Times commence to run as provided in Paragraph 4.01 of the General Conditions, and completed and ready for final payment in accordance with Paragraph 15.06 of the General Conditions within **90** days after the date when the Contract Times commence to run.

3.04 *Liquidated Damages*

A. Contractor and Owner recognize that time is of the essence as stated in Paragraph 4.01 above and that Owner will suffer financial and other losses if the Work is not completed and Milestones not achieved within the Contract Times, as duly modified. The parties also recognize the delays, expense, and difficulties involved in proving, in a legal or arbitration proceeding, the actual loss suffered by Owner if the Work is not completed on time. Accordingly, instead of requiring any such proof, Owner and Contractor agree that as liquidated damages for delay (but not as a penalty):

**EJCDC® C-520, Agreement between Owner and Contractor for Construction Contract (Stipulated Price).
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1. *Substantial Completion:* Contractor shall pay Owner $**500.00** for each day that expires after the time (as duly adjusted pursuant to the Contract) specified above for Substantial Completion, until the Work is substantially complete.

2. *Completion of Remaining Work:* After Substantial Completion, if Contractor shall neglect, refuse, or fail to complete the remaining Work within the Contract Times (as duly adjusted pursuant to the Contract) for completion and readiness for final payment, Contractor shall pay Owner $500.00 for each day that expires after such time until the Work is completed and ready for final payment.

3. Liquidated damages for failing to timely attain Substantial Completion, and final completion are not additive, and will not be imposed concurrently.

B. If Owner recovers liquidated damages for a delay in completion by Contractor, then such liquidated damages are Owner's sole and exclusive remedy for such delay, and Owner is precluded from recovering any other damages, whether actual, direct, excess, or consequential, for such delay, except for special damages (if any) specified in this Agreement.

ARTICLE 4—CONTRACT PRICE

4.01 Owner shall pay Contractor for completion of the Work in accordance with the Contract Documents, the amounts that follow, subject to adjustment under the Contract:

A. For all Unit Price Work, an amount equal to the sum of the extended prices (established for each separately identified item of Unit Price Work by multiplying the unit price times the actual quantity of that item).

PROJECT #1

CONCRETE PAVEMENT REHABILITATION LOCATED AT S NYSSA PL AND 137TH PL INTERSECTION

Item No.	Description	Unit	Estimated Quantity	Bid Unit Price	Bid Amount
202(A)2200	UNCLASSIFIED EXCAVATION	CY	290		
221(H)2900	(PL)TEMPORARY INLET SEDIMENT FILTER	EA	1		
303(A)1200	AGGREGATE BASE TYPE A	CY	140		
307(E)3600	CEMENTITIOUS STABILIZED SUBGRADE	SY	791		
325 0100	SEPARATOR FABRIC	SY	791		
407(B)7300	TACK COAT	GAL	1		
411(I)2005	SUPERPAVE, TYPE S4(PATCH)(PG70-28OK)	TON	1		
414(A)5200	P.C. CONCRETE PAVEMENT(PLACEMENT)	SY	791		
414(G)5800	P.C. CONCRETE FOR PAVEMENT	CY	132		
612(D)3500	INLET REBUILT	EA	1		
613(H)6200	6" PERFORATED PIPE UNDERDRAIN ROUND	LF	337		
619(B)6364	REMOVAL OF ASPHALT PAVEMENT	SY	825		
619(C)6600	SAWING PAVEMENT	LF	224		

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602(C)2410	FILTER FABRIC	SY	150		
641 2110	MOBILIZATION	LS	1		
880(J)7110	CONSTRUCTION TRAFFIC CONTROL	LS	1		
220 1100	SWPPP DOCUMENTATION AND MANAGEMENT	LS	1		
Total of All Unit Price Bid Items (A)					$

PROJECT #2

MILL AND OVERLAY LOCATED AT 147TH STREET FROM W126TH STREET EASTWARD 810 LINEAR FEET

Item No.	Description	Unit	Estimated Quantity	Bid Unit Price	Bid Amount
407(B)7300	TACK COAT	GAL	119		
411(C)1420	SUPERPAVE, TYPE S4(PG 70-28 OK) *	TON	250		
412 3100	COLD MILLING PAVEMENT	SY	1,980		
619(C)6600	SAWING PAVEMENT	LF	22		
641 2110	MOBILIZATION	LS	1		
880(J)7110	CONSTRUCTION TRAFFIC CONTROL	LS	1		
Total of All Unit Price Bid Items (B)					$

TOTAL BID PRICE (A+B)	$

- Pay Item revised by Addenda

The extended prices for Unit Price Work set forth as of the Effective Date of the Contract are based on estimated quantities. As provided in Paragraph 13.03 of the General Conditions, estimated quantities are not guaranteed, and determinations of actual quantities and classifications are to be made by Engineer.

B. For all Work, at the prices stated in Contractor's Bid, attached hereto as an exhibit.

ARTICLE 5—PAYMENT PROCEDURES

5.01 *Submittal and Processing of Payments*

A. Contractor shall submit Applications for Payment in accordance with Article 15 of the General Conditions. Applications for Payment will be processed by Engineer as provided in the General Conditions.

5.02 *Progress Payments; Retainage*

A. Owner shall make progress payments on the basis of Contractor's Applications for Payment on or about the 5th day of each month during performance of the Work as provided in Paragraph 5.02.A.1 below, provided that such Applications for Payment have been submitted in a timely manner and otherwise meet the requirements of the Contract. All such payments will be measured by the Schedule of Values established as provided in the General Conditions (and in the case of Unit Price Work based on the number of units completed) or, in the event there is no Schedule of Values, as provided elsewhere in the Contract.

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1. Prior to Substantial Completion, progress payments will be made in an amount equal to the percentage indicated below but, in each case, less the aggregate of payments previously made and less such amounts as Owner may withhold, including but not limited to liquidated damages, in accordance with the Contract.

    a. 90 percent of the value of the Work completed (with the balance being retainage).

B. Upon Substantial Completion, Owner shall pay an amount sufficient to increase total payments to Contractor to 100 percent of the Work completed, less such amounts set off by Owner pursuant to Paragraph 15.01.E of the General Conditions, and less 200 percent of Engineer's estimate of the value of Work to be completed or corrected as shown on the punch list of items to be completed or corrected prior to final payment.

5.03 *Final Payment*

A. Upon final completion and acceptance of the Work, Owner shall pay the remainder of the Contract Price in accordance with Paragraph 15.06 of the General Conditions.

5.04 *Consent of Surety*

A. Owner will not make final payment or return or release retainage at Substantial Completion or any other time, unless Contractor submits written consent of the surety to such payment, return, or release.

ARTICLE 6—CONTRACT DOCUMENTS

6.01 *Contents*

A. The Contract Documents consist of all of the following:

1. This Agreement.
2. Bonds:
    a. Performance bond (together with power of attorney).
    b. Payment bond (together with power of attorney).
3. General Conditions.
4. Specifications as listed in the table of contents of the project manual (copy of list attached).
5. Drawings and Project Location Map.
6. Addenda (numbers ____ to ____ inclusive).
7. Affidavit of Non-Collusion
8. Business Relationship Affidavit
9. Exhibits to this Agreement (enumerated as follows):
    a. Specifications
    b. Crack sealing of ac streets w/rubberized asphalt
    c. Permanent traffic signs

**EJCDC® C-520, Agreement between Owner and Contractor for Construction Contract (Stipulated Price).
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d. Pay item notes

e. General construction notes

f. Pay quantities

g. Project locations

10. The following which may be delivered or issued on or after the Effective Date of the Contract and are not attached hereto:

a. Notice to Proceed.

b. Work Change Directives.

c. Change Orders.

d. Field Orders.

e. Warranty Bond

B. The Contract Documents listed in Paragraph 6.01.A are attached to this Agreement (except as expressly noted otherwise above).

C. There are no Contract Documents other than those listed above in this Article 6.

D. The Contract Documents may only be amended, modified, or supplemented as provided in the Contract.

ARTICLE 7—REPRESENTATIONS, CERTIFICATIONS, AND STIPULATIONS

7.01 *Contractor's Representations*

A. In order to induce Owner to enter into this Contract, Contractor makes the following representations:

1. Contractor has examined and carefully studied the Contract Documents, including Addenda.

2. Contractor has visited the Site, conducted a thorough visual examination of the Site and adjacent areas, and become familiar with the general, local, and Site conditions that may affect cost, progress, and performance of the Work.

3. Contractor is familiar with all Laws and Regulations that may affect cost, progress, and performance of the Work.

4. Contractor has considered the information known to Contractor itself; information commonly known to contractors doing business in the locality of the Site; information and observations obtained from visits to the Site; the Contract Documents; and the Technical Data identified in the Supplementary Conditions or by definition, with respect to the effect of such information, observations, and Technical Data on (a) the cost, progress, and performance of the Work; (b) the means, methods, techniques, sequences, and procedures of construction to be employed by Contractor; and (c) Contractor's safety precautions and programs.

5. Based on the information and observations referred to in the preceding paragraph, Contractor agrees that no further examinations, investigations, explorations, tests, studies, or data are necessary for the performance of the Work at the Contract Price,

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within the Contract Times, and in accordance with the other terms and conditions of the Contract.

6. Contractor is aware of the general nature of work to be performed by Owner and others at the Site that relates to the Work as indicated in the Contract Documents.

7. Contractor has given Engineer written notice of all conflicts, errors, ambiguities, or discrepancies that Contractor has discovered in the Contract Documents, and of discrepancies between Site conditions and the Contract Documents, and the written resolution thereof by Engineer is acceptable to Contractor.

8. The Contract Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performance and furnishing of the Work.

9. Contractor's entry into this Contract constitutes an incontrovertible representation by Contractor that without exception all prices in the Agreement are premised upon performing and furnishing the Work required by the Contract Documents.

7.02 *Contractor's Certifications*

A. Contractor certifies that it has not engaged in corrupt, fraudulent, collusive, or coercive practices in competing for or in executing the Contract. For the purposes of this Paragraph 7.02:

1. "corrupt practice" means the offering, giving, receiving, or soliciting of anything of value likely to influence the action of a public official in the bidding process or in the Contract execution;

2. "fraudulent practice" means an intentional misrepresentation of facts made (a) to influence the bidding process or the execution of the Contract to the detriment of Owner, (b) to establish Bid or Contract prices at artificial non-competitive levels, or (c) to deprive Owner of the benefits of free and open competition;

3. "collusive practice" means a scheme or arrangement between two or more Bidders, with or without the knowledge of Owner, a purpose of which is to establish Bid prices at artificial, non-competitive levels; and

4. "coercive practice" means harming or threatening to harm, directly or indirectly, persons or their property to influence their participation in the bidding process or affect the execution of the Contract.

7.03 *Standard General Conditions*

A. Owner stipulates that if the General Conditions that are made a part of this Contract are EJCDC® C-700, Standard General Conditions for the Construction Contract (2018), published by the Engineers Joint Contract Documents Committee, and if Owner is the party that has furnished said General Conditions, then Owner has plainly shown all modifications to the standard wording of such published document to the Contractor, through a process such as highlighting or "track changes" (redline/strikeout), or in the Supplementary Conditions.

IN WITNESS WHEREOF, Owner and Contractor have signed this Agreement.

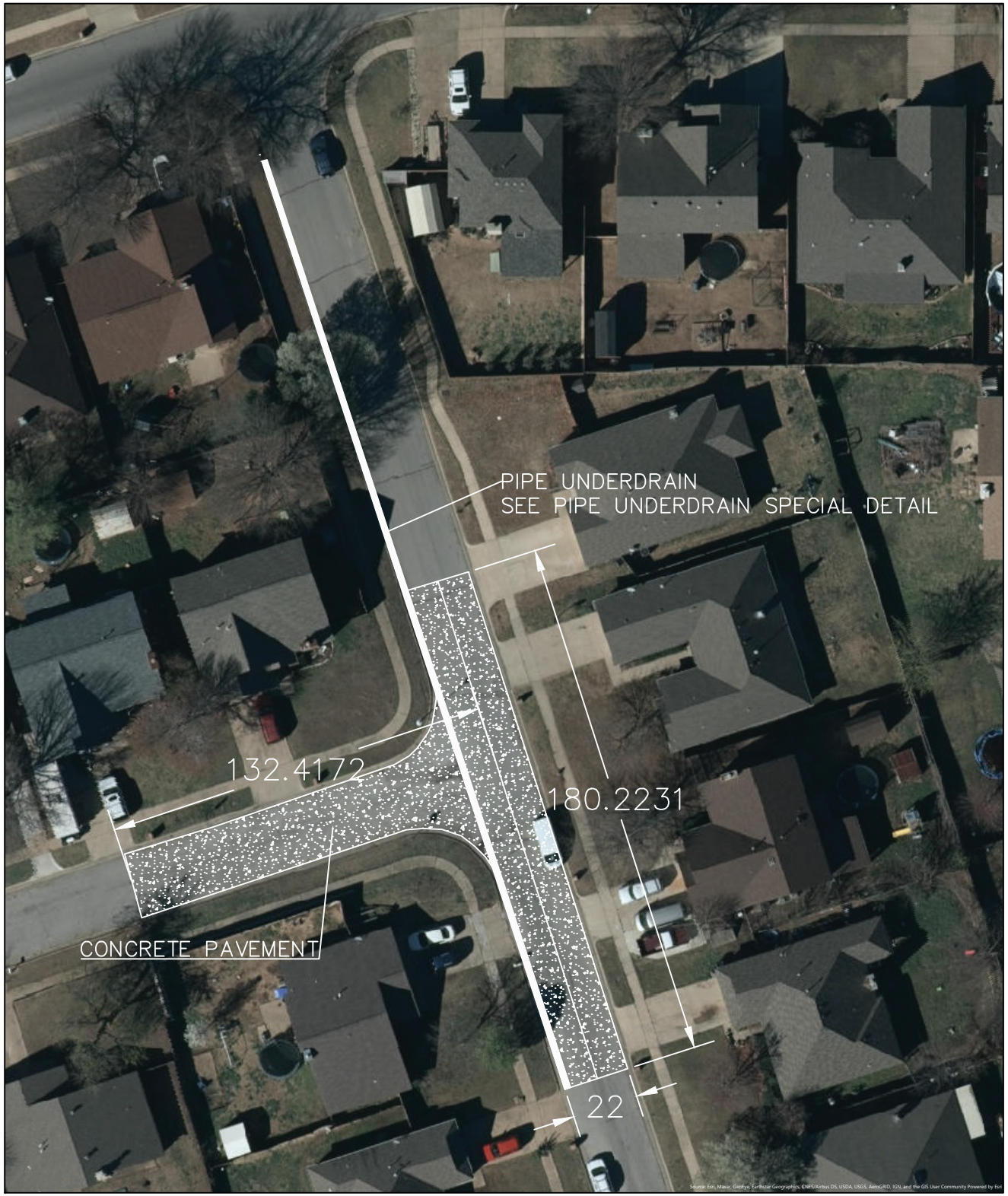
This Agreement will be effective on _____ (which is the Effective Date of the Contract).

Owner: Contractor:

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_____ *(typed or printed name of organization)*	_____ *(typed or printed name of organization)*
By: _____ *(individual's signature)*	By: _____ *(individual's signature)*
Date: _____ *(date signed)*	Date: _____ *(date signed)*
Name: _____ *(typed or printed)*	Name: _____ *(typed or printed)*
Title: _____ *(typed or printed)*	Title: _____ *(typed or printed)* *(If **[Type of Entity]** is a corporation, a partnership, or a joint venture, attach evidence of authority to sign.)*
Attest: _____ *(individual's signature)*	Attest: _____ *(individual's signature)*
Title: _____ *(typed or printed)*	Title: _____ *(typed or printed)*
Address for giving notices:	Address for giving notices:
Designated Representative:	Designated Representative:
Name: _____ *(typed or printed)*	Name: _____ *(typed or printed)*
Title: _____ *(typed or printed)*	Title: _____ *(typed or printed)*
Address:	Address:
Phone: _____	Phone: _____
Email: _____ *(If **[Type of Entity]** is a corporation, attach evidence of authority to sign. If **[Type of Entity]** is a public body, attach evidence of authority to sign and resolution or other documents authorizing execution of this Agreement.)*	Email: _____ License No.: _____ *(where applicable)* State: _____

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PIPE UNDERDRAIN
SEE PIPE UNDERDRAIN SPECIAL DETAIL
132.4172
180.2231
CONCRETE PAVEMENT
22


G Sports Arena
W 126th St
Glenpool high sch
varsity building
E 147th St

CITY OF GLENPOOL PAVEMENT REHABILITATION – PROJECT NO. 2025-14003

12205 S YUKON AVE, GLENPOOL, OK 74033

BID INFORMATION

09/16/2025 2:00PM

S/N	COMPANY	TOTAL BID AMOUNT
1	3 ANGELS CONSTRUCTION	$144,100
2	SOUTH STONE CONSTRUCTION	$172,488
3	GOBER CONSTRUCTION	$342,746