



CITY COUNCIL MINUTES
August 17, 2020

The City Council of the City of The Village, Oklahoma, met in Special Session on Monday, August 17, 2020, at 7:30 p.m., via Zoom teleconference.

COUNCIL PRESENT

David Bennett, Mayor
Sonny Wilkinson, Vice-Mayor
Bubba Symes, Council Member
Cathy Cummings, Council Member

STAFF PRESENT

Bruce K. Stone, City Manager
Beverly K. Whitener, City Treasurer
Jeff Sabin, Assistant City Attorney

ABSENT

Adam Graham, Council Member

ITEM I: CALL TO ORDER.

Mayor Bennett called the meeting to order at 7:40 p.m.

ITEM II: APPROVAL OF MINUTES OF THE CITY COUNCIL MEETING HELD ON AUGUST 3, 2020.

The Mayor asked if there were any corrections, additions or deletions to the Minutes of the Special Meeting held on August 3, 2020. Council Member Cummings moved to approve the minutes as written. Vice-Mayor Wilkinson seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

ITEM III: CITIZENS DESIRING TO BE HEARD, PROCLAMATIONS & PRESENTATIONS.

Mayor Bennett announced that this is the time for citizens to address the Council on any matter not listed on the agenda. *(Note: The Zoom platform experienced intermittent audio problems during this agenda item making it difficult to hear participants' comments)*

Jane Lowther told the Council about the Birthday Parade the "Red Dirt Jeep Club" conducted on Winston Drive for a boy's Birthday. Ms. Lowther stated that about 25 jeeps participated in the parade.

Jane Lowther stated that it might be nice to have a Halloween Trick or Treat event at City Hall this year due to the pandemic. Ms. Lowther said residents could park their cars in the parking lot and let kids trick or treat from car to car.

Burl Estes told the Council that the resident at 10400 Sunnymeade is operating a welding business at this residence and has caused numerous disturbances and code violations. The city



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manager advised that Code Enforcement has this property under abatement and has issued numerous citations. Mr. Stone also advised that he has met with the landlord three times about the problems their tenant is causing in the neighborhood. Mr. Stone advised that the landlord has assured him that he is working to evict the tenant. The city manager advised that the arraignment date for these citations is September 3rd and that he hoped the resident gets the message to cease and desist.

Mr. Estes thanked the City for their work on resolving this problem.

ITEM IV: RECEIVE BIDS FOR THE PURCHASE OF \$3,270,000 COMBINED PURPOSE GENERAL OBLIGATION BONDS, SERIES 2020 OF THE CITY AND VOTE TO AWARD SAID BONDS TO THE LOWEST BIDDER COMPLYING WITH THE NOTICE OF SALE AND INSTRUCTIONS TO BIDDERS OR TO REJECT ALL BIDS.

Ben Oglesby, Financial Advisor and Nate Ellis, Bond Counsel, attended the meeting to explain the bids received for the sale of \$3,270,000 in General Obligation bonds and to make a recommendation to the Council.

Ben Oglesby told the Council that four (4) bids were received as follows:

- | | |
|---------------------|-------|
| 1. Baker Group | 1.28% |
| 2. Bank of Oklahoma | 1.33% |
| 3. Crews | 1.49% |
| 4. Robert Baird | 1.54% |

Mr. Oglesby told the Council that the bid from the Baker Group did not comply with all of the stated bid requirements and that this bid should, therefore, be rejected. Mr. Oglesby recommended that the City Council award the bid of 1.33% to Bank of Oklahoma Financial Group. Mr. Oglesby advised that he was surprised that the bids came in so low.

After a brief discussion, Council Member Cummings moved to accept the bid from Bank of Oklahoma Financial Group. Vice-Mayor Wilkinson seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

ITEM V: CONSIDERATION OF ORDINANCE 754 PROVIDING FOR THE ISSUANCE OF COMBINED PURPOSE GENERAL OBLIGATION BONDS, SERIES 2020 IN THE SUM OF \$3,270,000 BY THE CITY OF THE VILLAGE, OKLAHOMA, AUTHORIZED AT AN ELECTION DULY CALLED AND HELD FOR SUCH PURPOSE; PRESCRIBING FORM OF BONDS; PROVIDING FOR REGISTRATION THEREOF; DESIGNATING THE REGISTRAR FOR THE ISSUE; PROVIDING FOR LEVY OF AN ANNUAL TAX FOR THE PAYMENT OF PRINCIPAL AND INTEREST ON THE BONDS AND FIXING OTHER DETAILS OF THE ISSUE; APPROVING THE FORMS OF A CONTINUING DISCLOSURE AGREEMENT AND AN OFFICIAL



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STATEMENT; ESTABLISHING THE CITY'S REASONABLE EXPECTATION WITH RESPECT TO ISSUANCE OF TAX-EXEMPT OBLIGATIONS FOR CALENDAR YEAR 2020 AND DESIGNATING THE BONDS AS QUALIFIED TAX-EXEMPT OBLIGATIONS; AUTHORIZING EXECUTIONS AND ACTIONS NECESSARY FOR THE ISSUANCE AND DELIVERY OF THE BONDS; AND DECLARING AN EMERGENCY.

Bond Counsel briefly explained the Ordinance.

After a brief discussion, Vice-Mayor Wilkinson moved to adopt Ordinance 754 authorizing the issuance of Combined Purpose General Obligation Bonds, Series 2020 in the amount of \$3,270,000. Council Member Cummings seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

Vice-Mayor Wilkinson moved to adopt the Emergency Clause. Council Member Symes seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

ITEM VI: CONSIDERATION OF RESOLUTION 08-17-2020 (A) ACCEPTING THE LOWEST AND BEST BID FOR THE VILLAGE 2020 STREET IMPROVEMENT PROJECT AND AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH SAID BIDDER.

City Manager Bruce Stone advised that four (4) bids were received for The Village 2020 Street Improvement Project as follows:

Bidder	Base Bid
A-Tech Paving	\$226,163.05
Silver Star Construction	\$413,666.12
Haskell Lemon	\$447,015.00
Rudy Construction	\$474,000.00

Mr. Stone told the Council that Silver Star Construction was disqualified because the company failed to submit a Business Relationships Affidavit or Non-Collusion Affidavit as required by the Oklahoma Competitive Bidding Act.

The city manager reviewed the alternate bids submitted and recommended that the Council award the bid to A-Tech Paving to include the Base Bid, Add Alternate A (Greystone), Add Alternate C (Ridgeview Court) and Add Alternate E, (Island at Britton Plaza) for a total of \$256,253.40. Mr. Stone advised that this option requires a supplemental appropriation of \$66,255.55.

Vice-Mayor Wilkinson stated that he liked the selected Add Alternates.



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After a brief discussion, Vice-Mayor Wilkinson moved to adopt Resolution 08-17-2020 (A) awarding the bid to A-Tech Paving and authorizing the City Manager to execute a contract in the amount of \$256,155.55 for The Village 2020 Street Improvement Project. Council Member Cummings seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

ITEM VII: CONSIDERATION OF ORDINANCE 755 AMENDING CHAPTER 9, SECTION 9-281, SUBSECTION 2 F) OF THE CODE OF ORDINANCES OF THE CITY OF THE VILLAGE; PERTAINING TO A STORMWATER MANAGEMENT PLAN FOR THE DEVELOPMENT OF COMMERCIAL SITES; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; AND DECLARING AN EMERGENCY.

City Manager Bruce Stone told the Council that Ordinance 755 tightens up the City's existing requirement for development and re-development projects to submit a stormwater management plan as part of the building permit process. Mr. Stone advised that the Ordinance clarifies the intent of Chapter 9, Section 9-281, Subsection 2 F) to make it clear that the goal of the stormwater management plan is to return the site to its historical drainage profile. Mr. Stone stated that he and the City Engineer both believe this is needed in order for the City to make incremental improvements in drainage over time, and especially in areas where drainage is already a problem.

Council Member Symes asked to clarify what the City's intent is. Mr. Stone advised that developers have been required to submit a stormwater management plan for many years, but there has been no official standard that the plan has to meet. Mr. Stone advised that this Ordinance would provide the official standard of returning the site to its original drainage profile. Mr. Stone further stated that the Ordinance also takes into consideration that this may not always be practical. Mr. Stone advised that in these cases, deviation from the standard might be in order and provided the developer gives adequate justification.

After a brief discussion, Vice-Mayor Wilkinson moved to adopt Ordinance 755. Council Member Symes seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

Council Member Symes moved to adopt the Emergency Clause. Council Member Cummings seconded the motion. The vote: Yea – Cummings, Symes, Wilkinson and Bennett. Nay – none.

ITEM VIII: REPORTS, CORRESPONDENCE, ETC.

- a) *Review of Expenditures.*** *The Council reviewed the expenditure reports. The city manager noted the high bills for mowing and told the Council that it might make sense to go back to mowing using city workers.*



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b) Manager's Report.

The city manager reported that OMAG is offering a program to help member cities detect problem areas in their sanitary sewer systems. Mr. Stone advised that the information obtain in this kind of survey would be of great helping in formulating a long-range plan for improvements aimed at decreasing the infiltration of stormwater into the sanitary sewer system. Mr. Stone stated that these types of improvements help reduce sewer backups, manhole by-passes and, subsequently, the City's liability. Mr. Stone advised that he has expressed an interest in the program and is eager to learn the details.

Mr. Stone asked the City Treasurer to give a report on the proposed color scheme for the animal shelter and the recommended modifications.

The city manager showed the Council pictures of a home on Sunnymead where tomato plants are being grown in makeshift planters with metal trellises that extend above the roofline. The Assistant City Attorney advised that it might be necessary to draft an ordinance that addresses the growing of vegetable gardens in the front yard of a residence.

Mr. Stone told the Council about changes to the Memorial Marathon in response to the pandemic. Mr. Stone advised that the Marathon would go on, but it would be "virtual". Mr. Stone stated that participants could run the course between October 4th and October 18th.

c) Monthly Department Reports. *The city manager showed the Council certain tables and graphs from the Monthly Finance Report, Monthly Police Report, Monthly Fire Report and the Monthly Building & Code Report.*

d) Reports from City Council.

Council Member Symes asked the assistant city attorney if any progress had been made of the claim against Crossland Heavy Contractors. Assistant City Attorney Jeff Sabin advised that his colleague, Lisa Harden, has just received a settlement offer.

Council Member Symes asked about the situation on 9515 Greystone. The city manager advised that the property has been cleaned up and is under summary abatement for the next six months. Vice-Mayor Wilkinson stated that there is a broken window on the house and there are some limbs in the front yard. The city manager advised that Code Enforcement would follow up on the property. Vice-



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Mayor Wilkinson also noted that it appears that cats are going in a hole in the soffit to the attic at 10504 Sunnymead.

Vice-Mayor Wilkinson mentioned the Howdy Neighbors Blood Drive scheduled for August 31 from 9 am to 3 pm.

The Council discussed whether to continue teleconferences or to return to the regular meeting format. After a brief discussion, the Council decided to return to the regular meeting format on Tuesday, September 8th, with mandatory masks and social distancing requirements.

Mayor Bennett reported that Grace Bible Church has decided to proceed with giving gift certificates to all commissioned police officers to show their appreciation and support for the job they do. Mayor Bennett advised that a meeting with church representatives and the Police Chief would take place tomorrow.

Council Member Cummings reported on the meeting of the Board of County Commissioners. Council Member Cummings told the Council that Commissioners Calvey and Maughan hastily voted to allocate all the County's CARES Act funds to the County Jail Trust Fund over the objections of numerous protesters. Council Member Cummings stated that Chairman Kevin Calvey moved the agenda item to the beginning of the agenda and the two commissioners (Calvey and Maughan) voted on the item before the District 1 Commissioner could be seated.

ITEM IX: NEW BUSINESS.

There was no New Business to come before the Council.

ITEM X: ADJOURNMENT

There was no further business and Mayor Bennett adjourned the meeting at 9:30 p.m.

Mayor Bennett

Vice-Mayor Wilkinson

Council Member Graham

Council Member Symes

City Clerk

Council Member Cummings