

MINUTES  
CITY COUNCIL OF DEL CITY  
REGULAR MEETING  
August 15, 2016 – 6:00 P.M.  
3701 SE 15<sup>th</sup> Street – City Hall

(Agenda posted on the council bulletin board at 5:00 p.m. on August 12, 2016.)

1. CALL TO ORDER AT 6:00 P.M. BY MAYOR LINLEY

2. ROLL CALL

In Attendance: Council Members Floyd Eason, Ken Bartlett, Bill Giles, Michael Dean and Mayor Brian Linley.

City Employees: City Manager Mark Edwards, City Clerk Carol Noble, and City Attorney Jack Fried.

3. INVOCATION – Given by Council Member Ken Bartlett.

PLEDGE OF ALLEGIANCE – Led by Mayor Linley.

4. PUBLIC AND COUNCIL INPUT

A. Public: Mary Jane Hinkston of 4337 Prairie Lane – Invite to the Del City Gospel Performance.

B. Council:

- Bartlett:
  - Back of Woodview /Oakbrook need weeds cut.
- Giles:
  - Thanks for repairing approaches on Leonhardt.
- Dean:
  - 41<sup>st</sup> & Spiva to Cheyenne, park needs mowing.

5. CITY MANAGER'S REPORT:

- Both plants are operating fine.

CITY CLERK'S REPORT:

- Net sales tax is up <\$165,016> <11.82%>
- Use tax is up <\$18,153> <21.53%>
- Tobacco tax is up <\$1,179> <6.23%>
- Hotel/Motel tax is down <\$177> <1.55%>

08-15-16

6. CONSENT DOCKET

To approve the following items by unanimous consent, with one motion:

- A. Approve budget amendment for FY 2016-2017, as shown in Exhibit A to the Council agenda.
- B. Approve minutes of regular meeting of the Council of August 1, 2016.
- C. Approve a blanket purchase order for Steven K. Wesnidge (Steve's Contractor Service) in the amount of \$10,000.00 for Code Enforcement Abatements for FY 2016-2017 from Account No. 35-510-363.
- D. Approve a blanket purchase order for Taylor and Messner Property Preservation in the amount of \$10,000.00 for Code Enforcement Abatements for FY 2016-2017 from Account No. 35-510-363.

**MOTION: TO APPROVE CONSENT DOCKET**

MOVED BY: EASON          SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

7. CITY-WIDE GARAGE SALE

Discussion, consideration, possible action to approve holding a city-wide garage sale September 23, 24 and 25, 2016 and to waive garage sale permit fees for said weekend; declare/deny a public purpose.

**MOTION: TO APPROVE HOLDING A CITY-WIDE GARAGE SALE SEPTEMBER 23, 24 AND 25, 2016 AND TO WAIVE GARAGE SALE PERMIT FEES FOR SAID WEEKEND; DECLARE A PUBLIC PURPOSE.**

MOVED BY: EASON          SECOND: BARTLETT  
AYES: EASON, GILES, DEAN AND LINLEY  
NAYS: BARTLETT

8. REZONING – PC/RZ 462-16 (3200 E. RENO AVENUE, SKYLINE MOBILE HOME PARK)

A. Public Hearing

Discussion, consideration, possible action to approve/deny holding a public hearing with regard to the above-referenced application for rezoning.

**MOTION: TO HOLD A PUBLIC HEARING WITH REGARD TO THE ABOVE-**

**REFERENCED APPLICATION FOR REZONING.**

MOVED BY: EASON            SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

Tom Leatherbee, Community Service Director recommended continuing to 2<sup>nd</sup> meeting in September.

**MOTION: TO CONTINUE PUBLIC HEARING TO SEPTEMBER 19, 2016 COUNCIL MEETING.**

MOVED BY: EASON            SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

B.        Council Action

Discussion, consideration, possible action to approve or approve with modifications or not approve the above-referenced application for rezoning 3200 E. Reno Avenue from R-MH-1 (Mobile Home Subdivision) to A-C (Arterial Commercial) zoning district; authorize/ deny revision to the Official Zoning Map; and direct staff accordingly.

**NO ACTION TAKEN.**

9.    SPECIAL USE PERMIT – PC/UR 463-16 (3200 E. RENO AVENUE, SKYLINE MOBILE PARK)

A.        Public Hearing

Discussion, consideration, possible action to approve/deny holding a public hearing with regard to the above-referenced application for a Special Use Permit.

**MOTION: TO HOLD A PUBLIC HEARING WITH REGARD TO THE ABOVE-REFERENCED APPLICATION FOR REZONING.**

MOVED BY: EASON            SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

**MOTION: TO CONTINUE PUBLIC HEARING TO SEPTEMBER 19, 2016 COUNCIL MEETING.**

MOVED BY: EASON            SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

B.        Council Action

Discussion, consideration, possible action to approve or approve with modifications or not approve the above-referenced application for a Special Use Permit to permit the use Automotive Sales and Rental: Light to permit the sale of mobile homes at 3200 E. Reno Avenue in the A-C zoning district.

**NO ACTION TAKEN.**

10. REZONING – PC/RZ 468-16 (3604 HOLIDAY AVENUE)

A. Public Hearing

Discussion, consideration, possible action to approve/deny holding a public hearing with regard to the above-referenced application for rezoning.

**MOTION: TO HOLD A PUBLIC HEARING WITH REGARD TO THE ABOVE-REFERENCED APPLICATION FOR REZONING.**

MOVED BY: BARTLETT                      SECOND: GILES  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

Tom Leatherbee, Community Service Director explained application. Staff strongly recommends approval.

Bob Thomas, Applicant of 3617 Holliday explained application and requested approval.

Public: Not in support: Do not want duplexes; are okay with handicap accessible.

- Richard English: 4525 SE 25<sup>th</sup> – Not notified until 10 days ago and is not in favor of duplexes. Handicapped okay.
- Doug Collins: 3508 S Holliday
- Donaldson: 4541 SE 35<sup>th</sup>
- Grisson: 3500 S Holliday
- Jackie Donaldson: 4541 SE 35<sup>th</sup>
- Ricky Joiner: 3513 S Holliday
- John Schmitjer: 4533 SE 35<sup>th</sup>
- Dorothy Schmitjer: 4533 SE 35<sup>th</sup>

Mayor Linley said Council needs more answers.

Council Member Dean asked about precedence of duplexes.

**MOTION: TO CONTINUE PUBLIC HEARING TO SEPTEMBER 19, 2016 COUNCIL MEETING.**

MOVED BY: BARTLETT    SECOND: EASON

AYES: EASON, BARTLETT, DEAN AND LINLEY  
NAYS: GILES

B. Council Action

Discussion, consideration, possible action to approve or approve with modifications or not approve the above-referenced application for rezoning 3604 Holiday Avenue from R-1-D (Single Family Detached Residential) to R-1-A (Single Family Attached Residential) zoning district; authorize/deny revision to the Official Zoning Map; and direct staff accordingly.

**NO ACTION TAKEN.**

11. ASSESS ABATEMENT COSTS TO PROPERTY OWNERS

Discussion, consideration, possible action to approve and ratify assessment costs in the total amount of \$11,485.63 to property owners for cleanup of property previously abated, in accordance with Del City Code Sections 13-106 through 13-114.

- (1) 3225 Chetwood Drive  
Owner: Shawn M. & Amy D. Wright (Oklahoma City, OK)  
Contractor Fee .....\$550.00  
Administrative Expenses .....\$353.54  
Mailings, photos, processing, copying, etc.....\$16.00  
Total Expenses.....\$919.54
  
- (2) 4236 Corbett Drive  
Owner: Matrix Financial Services Corporation (Troy, MI)  
Contractor Fee .....\$600.00  
Administrative Expenses .....\$353.54  
Mailings, photos, processing, copying, etc.....\$16.00  
Total Expenses.....\$969.54
  
- (3) 801 Del Haven Drive  
Owner: Montgomery & Cheryl L. Stanback (Del City, OK)  
Contractor Fee .....\$800.00  
Administrative Expenses .....\$353.54  
Mailings, photos, processing, copying, etc.....\$16.00  
Total Expenses.....\$1,169.54
  
- (4) 709 Howard Drive  
Owner: Bobby B. & Hans K. Christain (Wichita, KS)  
Contractor Fee .....\$475.00  
Administrative Expenses .....\$176.77  
Mailings, photos, processing, copying, etc.....\$8.00  
Total Expenses.....\$659.77

- (5) 2208 June Lane  
 Owner: Erin A Jones (Del City, OK)  
 Contractor Fee .....\$200.00  
 Administrative Expenses .....\$353.54  
 Mailings, photos, processing, copying, etc.....\$16.00  
 Total Expenses.....\$569.54
- (6) 3716 Mallard Drive  
 Owner: Tire Assets LLC (Dallas, TX)  
 Contractor Fee .....\$200.00  
 Administrative Expenses .....\$176.77  
 Mailings, photos, processing, copying, etc.....\$8.00  
 Total Expenses.....\$384.77
- (7) 3901 Mallard Drive  
 Owner: Beneficial Oklahoma (Oklahoma City, OK)  
 Contractor Fee .....\$450.00  
 Administrative Expenses .....\$176.77  
 Mailings, photos, processing, copying, etc.....\$8.00  
 Total Expenses.....\$634.77
- (8) 316 N. Sooner Road  
 Owner: Lindsey, Lonnie, & Kris Ocker (Oklahoma City, OK)  
 Contractor Fee .....\$1,400.00  
 Administrative Expenses .....\$353.54  
 Mailings, photos, processing, copying, etc.....\$16.00  
 Total Expenses.....\$1,769.54
- (9) 4625 S.E. 21<sup>st</sup> Street  
 Owner: Patricia A Davis (Del City, OK)  
 Contractor Fee .....\$1,400.00  
 Administrative Expenses .....\$353.54  
 Mailings, photos, processing, copying, etc.....\$16.00  
 Total Expenses.....\$1,769.54
- (10) 4109 S.E. 24<sup>th</sup> Street  
 Owner: Mildred M. Darzenkiewicz (Oklahoma City, OK)  
 Contractor Fee .....\$1,350.00  
 Administrative Expenses .....\$353.54  
 Mailings, photos, processing, copying, etc.....\$16.00  
 Total Expenses.....\$1,719.54
- (11) 4505 S.E. 38<sup>th</sup> Street  
 Owner: Khoa B. Le (Del City, OK)  
 Contractor Fee .....\$550.00

Administrative Expenses .....	\$353.54
Mailings, photos, processing, copying, etc.....	<u>\$16.00</u>
Total Expenses.....	\$919.54

**MOTION: TO APPROVE AND RATIFY ASSESSMENT COST IN THE TOTAL AMOUNT OF \$11,485.63 TO PROPERTY OWNERS AT ADDRESSES:**

- (1) 3225 Chetwood Drive  
Total Expenses \$919.54
- (2) 4236 Corbett Drive  
Total Expenses \$969.54
- (3) 801 Del Haven Drive  
Total Expenses \$1,169.54
- (4) 709 Howard Drive  
Total Expenses \$659.77
- (5) 2208 June Lane  
Total Expenses \$569.54
- (6) 3716 Mallard Drive  
Total Expenses \$384.77
- (7) 3901 Mallard Drive  
Total Expenses \$634.77
- (8) 316 N. Sooner Road  
Total Expenses \$1,769.54
- (9) 4625 S.E. 21<sup>st</sup> Street  
Total Expenses \$1,769.54
- (10) 4109 S.E. 24<sup>th</sup> Street  
Total Expenses \$1,719.54
- (11) 4505 S.E. 38<sup>th</sup> Street  
Total Expenses \$919.54

MOVED BY: LINLEY SECOND: EASON  
 AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
 NAYS: NONE

12. INVITATION TO BID (ITB) NO. 1704 – STORM SEWER ALONG SE 29TH BETWEEN SOUTH BRYANT AVENUE AND SUNNYLANE ROAD

Discussion, consideration, possible action to award/deny ITB No. 1704 – Storm Sewer along SE 29th between South Bryant Avenue and Sunnyslane Road to the lowest responsible bidder, Brewer Construction Company, for an amount not to exceed \$889,225.40. The work is required to reduce flooding along SE 29th Street and to install a functioning underground storm system to remove water from the curbs on SE 29th Street.

City Manager, Mark Edwards explained project.

**MOTION: TO AWARD ITB NO. 1704 – STORM SEWER ALONG SE 29TH BETWEEN SOUTH BRYANT AVENUE AND SUNNYLANE ROAD TO THE LOWEST RESPONSIBLE BIDDER, BREWER CONSTRUCTION COMPANY, FOR AN AMOUNT NOT TO EXCEED \$889,225.40.**

MOVED BY: EASON          SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

12. COUNCIL INPUT:

- Requested reports on swimming pool; requested status of demo on property at I-40 & Scott.

13. ADJOURNMENT

**MOTION: TO ADJOURN AT 8:30 PM**

MOVED BY: BARTLETT    SECOND: EASON  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

Approved this day of September 6<sup>th</sup>, 2016.

MINUTES  
DEL CITY MUNICIPAL SERVICES AUTHORITY  
REGULAR MEETING  
August 15, 2016 – 6:00 P.M  
3701 SE 15<sup>th</sup> Street – City Hall

(Agenda posted on the council bulletin board at 5:00 p.m. on August 12, 2016.)

1. CALL TO ORDER AT 8:30 P.M. BY CHAIRMAN LINLEY
2. ROLL CALL

In Attendance: Trustees Floyd Eason, Ken Bartlett, Bill Giles, Michael Dean and Chairman Brian Linley.

City Employees: City Manager Mark Edwards, City Clerk Carol Noble, and City Attorney Jack Fried.

3. PUBLIC AND TRUSTEE INPUT

A. Public: None

B. Trustees:

- Dean:
  - Inquired about purpose of drought Remediation Fee.
- Bartlett:
  - Status of Water Well drilling.

4. MANAGER'S REPORT: None

5. MINUTES

Discussion, consideration, possible action to approve minutes of regular meeting of the DCMSA of August 1, 2016.

**MOTION: TO APPROVE MINUTES OF REGULAR MEETING OF THE DCMSA OF AUGUST 1, 2016.**

MOVED BY: EASON            SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES DEAN AND LINLEY  
NAYS: NONE

6. DISCUSSION ONLY – CONTRACT RENEWAL FOR 25 YEARS WITH COMCD

Discussion, consideration, possible action to hold a discussion regarding renewal of Contract between Central Oklahoma Master Conservancy and the City of Del City and the Del City

08-15-16

Municipal services authority, for 25 years with clause for renewal after 25 years until December 31, 2041; direct staff accordingly; and authorize this document back for further discussion and ratification before December 1, 2016.

**MOTION: TO HOLD A DISCUSSION REGARDING RENEWAL OF CONTRACT BETWEEN CENTRAL OKLAHOMA MASTER CONSERVANCY AND THE CITY OF DEL CITY AND THE DEL CITY MUNICIPALITY.**

MOVED BY: EASON          SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES DEAN AND LINLEY  
NAYS: NONE

City Manager, Mark Edwards explained contract.

7. TRUST INPUT- None
8. ADJOURNMENT

**MOTION: TO ADJOURN AT 8:45 P.M.**

MOVED BY: BARTLETT      SECOND: GILES  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

Approved this 6<sup>th</sup> day of September, 2016.

MINUTES  
OKLAHOMA MUNICIPAL RETIREMENT FUND COMMITTEE  
REGULAR MEETING  
August 15, 2016 – 6:00 P.M  
3701 SE 15<sup>th</sup> Street – City Hall

(Agenda posted on the council bulletin board at 5:00 p.m. on August 12, 2016.)

1. CALL TO ORDER AT 8:45 P.M. BY CHAIRMAN LINLEY
2. ROLL CALL

In Attendance: Trustees Floyd Eason, Ken Bartlett, Bill Giles, Michael Dean and Chairman Brian Linley.

City Employees: City Manager Mark Edwards, City Clerk Carol Noble, and City Attorney Jack Fried.

3. PUBLIC AND TRUSTEE INPUT

- A. Public: None
- B. Trustees: None

4. MINUTES

To approve minutes of regular meeting of the OMRF Committee of August 1, 2016.

**MOTION: TO APPROVE THE MINUTES OF THE REGULAR MEETING OF THE OMRF COMMITTEE OF AUGUST 1, 2016.**

MOVED BY: EASON           SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

5. RETIREMENT APPLICATION

Discussion, consideration, possible action to approve former city employee Carl Gray to receive a normal retirement from the Oklahoma Municipal Retirement Fund, per request from former employee.

**MOTION: TO APPROVE FORMER CITY EMPLOYEE CARL GRAY TO RECEIVE A NORMAL RETIREMENT FROM THE OKLAHOMA MUNICIPAL RETIREMENT FUND, PER REQUEST FROM FORMER EMPLOYEE.**

MOVED BY: EASON            SECOND: BARTLETT  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

6. COMMITTEE INPUT: Encourage citizens to vote on August 23, 2016.

7. ADJOURNMENT

**MOTION: TO ADJOURN AT 8:55 P.M.**

MOVED BY: BARTLETT            SECOND: DEAN  
AYES: EASON, BARTLETT, GILES, DEAN AND LINLEY  
NAYS: NONE

Approved this 6<sup>th</sup> day of September, 2016.