

**MINUTES**

CITY OF WARR ACRES  
REGULAR CITY COUNCIL MEETING  
TUESDAY,  
JUNE 19, 2018  
6:00 P.M.

1. The meeting was called to order at 6:00 p.m. Declaration of a quorum present was given. The Flag salute was led by Chief Coy and the Invocation was given by Mayor Mickley.

**ROLL CALL**

**PRESENT**

Mayor James Mickley  
Vice-Mayor John Knipp  
Councilman Bo Broadwater  
Councilman Patrick Woolley  
Councilman Mike Schmidt  
Councilwoman Kim Allsup  
Councilman Glenn Lipinski  
Councilman Donnie Ryan (arrived at 6:53 p.m.)

**ABSENT**

Councilman Roger Godwin

**STAFF PRESENT**

Matt Love, Attorney  
Roger Patty, Police Chief  
Stephen Coy, Fire Chief  
Mike Turman, Public Works Director  
Pamela McDowell-Ramirez, City Clerk/Treasurer  
Craig Wallace, City Engineer  
Wiley Rice Jr., City Planner

2. Presentation by Chief Coy and Sgt. Jason Hartpence to Serena Schlenker to recognize her for her assistance to a Warr Acres citizen on a medical call.

Chief Coy and Sgt Hartpence presented Ms. Schlenker with a certificate of appreciation.

3. Call to the Public.

Mark Nestlen, from Cherokee Crossing HOA, told the council that the HOA has come to an agreement with Mr. Meek and they are unconditionally in support and ready for the addition to move forward.

Barbara Harris and Jane Kenney, ladies from the Trashy Friends recycle group, gave the council t-shirts and asked the council to get involved with the recycling and to look into doing curbside recycle and invited the council to attend the next recycle weekend on July 7<sup>th</sup> and 8<sup>th</sup>.

4. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #5.)
  - A. Approval of the minutes from the Regular meeting of May 15, 2018 and Special meeting of June 7, 2018. \*\*\*\*\*
  - B. Approval of Expenditures \*\*\*\*\*

General Fund	\$ 248,742.00
CIP Fund	\$ 16,045.40
  - C. Approval of Actual Expenditures for May 2018 and Proposed Expenditures for June 2018. \*\*\*\*\*
  - D. Sales Tax History Report. \*\*\*\*\*
  - E. Approval to change appropriation of funds in the CIP Fund budget changing the line item New Digital Recorder to Computer Server for In-Car Video System. \*\*\*\*\*
  - F. Approval of supplemental appropriations of un-appropriated funds in the E-911 Fund budget in the amount of \$14,000 for the purchase of a New Digital Recorder. \*\*\*\*\*
  - G. Approval of a change appropriations of funds in the CIP Fund budget line item Rear Loader Garbage Truck to New Fueling System in the amount of \$150,000. \*\*\*\*\*
  - H. Approval of a change appropriations of funds in the CIP Fund budget line item New Fueling System to Rear Loader Garbage Truck in the amount of \$75,000. \*\*\*\*\*

Motion by Broadwater, second by Knipp to approve the consent docket. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

5. Discussion and possible action on items removed from the consent docket.

**Moot.**

6. Receive reports from Staff: Police Chief, Fire Chief, City Clerk, City Attorney, Public Works Director, City Engineer, and City Planner. \*\*\*\*\*

Patty-nothing

Coy-nothing, Mayor mentioned that they had an Autism training here and it was a packed house.

Ramirez-next month will receive the mid-year budget report.

Love-have final agreement with Verizon.

Turman-new CEO has included a lot of information for the council.

Wallace-nothing

Rice-nothing

7. Final Public Hearing, discussion and possible action on approval of a Preliminary Plat for Section 4 of the Cherokee Crossing Planned Unit Development, Applicant: Meek Construction. (Planning Commission recommended approval by 5-0 vote.) \*\*\*\*\*

Motion by Knipp, second by Woolley to open the public hearing. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

Mayor Mickley stated that the Planning Commission heard this and the next hearing for three and a half hours and it is his sincere hope that it will not take that long tonight. Each person wishing to speak will be limited to three minutes. It was the recommendation of the Planning Commission to approve this by a unanimous vote.

Motion by Woolley, second by Knipp to close the public hearing. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

Councilman Woolley asked if this was the old PUD and Inspector Strong stated that it was consistent with the last one approved by the city.

Motion by Broadwater, second by Schmidt to approve the Preliminary plat for section 4. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, nay; Lipinski, yea; and Mickley, yea.

**Motion Passed.**

8. Final Public Hearing, discussion and possible action on approval of a use subject to review. Applicant Putnam City Schools is seeking to open a public school on its properties addressed at 6101 NW 58th, 6103 NW 58th, 6400 NW 63rd, 6412 NW 63rd, which are all within the R1 zoning district. (Planning Commission recommended approval by 5-0 vote.) \*\*\*\*\*

Motion by Broadwater, second by Woolley to open the public hearing. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

Mr. Loy Barber asked if there was anyone that could show him how close the building would be to his property, the architect with the school stepped up and told him he could show him after the meeting.

Motion by Broadwater, second by Knipp to close the public hearing. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

Councilman Woolley asked if was already R-1 and it is and the only thing they are voting on is can Putnam City put a school on the property. Councilman Woolley asked if they could put stipulations on it. Attorney Love stated that the forefathers of the city have already decided can be used but it is a use on review to make sure there is nothing that could cause adverse effects to the area. The review board, Planning Commission, has already stated that it can be used for a school and recommended approval by the council by a unanimous vote. Councilman Broadwater stated that at the Planning Commission meeting he thought that many of the concerns were answered by the school and he feels they will take those concerns into consideration as they move forward.

Motion by Broadwater, second by Lipinski to approve the Use Subject to Review. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, nay; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed.**

9. Discussion and possible action on approval to use the Escrow Credit on account with OMAG in the amount of \$147,528.21 to reduce the Workers' Comp premium and authorize payment of the Workers' Comp bill for the amount of \$137,637.79. \*\*\*\*\*

Motion by Knipp, second by Broadwater to approve using the escrow money and authorize payment. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Godwin, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

10. Discussion and possible action on acceptance of a bid for a new Fueling system and authorize the Public Works Director to purchase and have the new system installed.  
\*Turman\* \*\*\*\*

PWD Turman stated that publication of the bid was done in the Journal Record and also a bid publication paper. Five bids were sent to companies that are approved for such work through the Corporation Commission. A bid opening was held on June 11<sup>th</sup> at 2:00p.m. and only one bid was received. One company stated that they were too busy and the other four declined to bid. He went over what all the process would be and what work would be done by the city. The council wanted to make sure that the funding was appropriated and they were reassured that the item on the agenda on the consent docket took care of that.

Motion by Schmidt, second by Knipp to accept the bid and authorize the purchase. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

11. Discussion and possible action on condemning the 42<sup>nd</sup> Street building, 4301 N MacArthur. \*\*\*\*

Councilman Ryan arrived at 6:53 p.m.

Engineer Marc Long told the council that on May 15 they did a facility assessment of the building. He told them of all the problems with the building and all the reasons it was unsafe for anyone to be in the building. The building has asbestos, black mold, the first floor is sagging 2 inches and the second floor is sagging 3 inches in the 10-foot hall way. It is not handicapped accessible and there are exit doors that have been sealed off. There are many other issues with the building. The council will have to decide what to do with the building at a later date but right now they need to condemn it.

Motion by Schmidt, second by Woolley to condemn the building at 4301 N MacArthur. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

12. Discussion and possible action on re-appointing Marietta Tardibono, Ward II, June Rondon, Ward IV, and Darrell McDaniels, At-Large, to the Traffic Commission, terms to expire March 2021.

Motion by Broadwater, second by Knipp to re-appoint the commissioners. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

13. Discussion and possible action to approve the Resolution 526 Assignment of 9-1-1 fees to 9-1-1 ACOG. \*\*\*\*

Motion by Broadwater, second by Knipp to approve the Resolution. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Godwin, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

14. A. Discussion and possible action on an Ordinance amending 5.48.070 Permit fees for Residential sales. \*\*\*\*

There were some issues with the wording of this Ordinance and what the fee would be so this item was pulled from the agenda.

B. Approval of the emergency clause.

15. A. Discussion and possible action on an Ordinance amending 8.08.152 Landfill fee. \*\*\*\*

The question was raised as to how the apartments would be charged and they were told they are considered residential and would be charged by unit.

Motion by Schmidt, second by Ryan to approve the Ordinance. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

B. Approval of the emergency clause.

Motion by Ryan, second by Broadwater to approve the emergency clause. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

16. Questions and Comments from Council.

Broadwater-thanked the “Trashy friends” for the t-shirt and the Mayor, fire, police for the great Route 66 event. He commented that with no revenue there will be no Warr Acres. If the city wants weekend or evening enforcement it will cost the city more money.

Woolley-health fair great, thanks to the Trashy friends for the shirt.

Schmidt-thanks for all attended the meeting was great involvement.

Allsup-went on vacation and when she got back the signs for the crosswalk were up, thank you so much, also thanks to the Trashy friends for the shirt.

Knipp-people will drive to save money.

Ryan-enjoyed hanging out with the recycle group and they really work hard everyone should go spend time there. The people want to have recycling but they want to be lazy about it so may need to add a recycle fee to the bill in order to provide curb recycle. Fire response time under 3 minutes wonderful they do great work and so do the police. The health fair was great, appreciates the work the staff does. May want to see about doing more to residential streets, the crews do a great job of patching but thinks needs more.

Lipinski-thanks for making the meeting shorter, the city is good about taking care of situations right away, thinks needs to look at raising the sales tax is the only way to get the revenue needed.

Mickley-thanks council for working together, may not always agree, but the work gets done. The lowest sales tax almost killed the city years ago. The residents to want recycling and street repairs and the city will do what they can. Thank you to everyone.

17. Adjournment.

Motion by Knipp, second by Broadwater to adjourn. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

The meeting was adjourned at 7:46 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez  
City Clerk/Treasurer

**MINUTES**

**CITY OF WARR ACRES  
PUBLIC WORKS AUTHORITY MEETING  
TUESDAY  
JUNE 19, 2018  
6:00 p.m.**

(Immediately following completion of the regularly scheduled City Council meeting)

1. The meeting was called to order at 7:46 p.m. Declaration of a quorum present was given.

**ROLL CALL**

**PRESENT**

Chairman James Mickley  
Vice-Chairman John Knipp  
Trustee Bo Broadwater  
Trustee Patrick Woolley  
Trustee Mike Schmidt  
Trustee Kim Allsup  
Trustee Glenn Lipinski  
Trustee Donnie Ryan

**ABSENT**

Trustee Roger Godwin

2. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #3.)
  - A. Approve the minutes of the Warr Acres Public Works Authority Meeting of May 15, 2018. \*\*\*\*
  - B. Approve payment of claim in the amount of \$54,092.52 to the Bethany-Warr Acres Public Works Authority for the Warr Acres portion of the Joint Trust and Bond Retirement for the month of May, 2018. \*\*\*\*
  - C. Approval of payment of claims for the Sewer department in the amount of \$3,158.75.

Motion by Ryan, second by Woolley to approve the consent docket. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, out during vote; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

3. Discussion and possible action on items removed from the consent docket.



**Moot.**

4. Adjournment.

Motion by Woolley, second by Ryan to adjourn. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Knipp, out during vote; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

The meeting was adjourned at 7:47 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez  
City Clerk/Treasurer

**MINUTES**

**CITY OF WARR ACRES  
SPECIAL  
ECONOMIC DEVELOPMENT AUTHORITY MEETING  
TUESDAY  
JUNE 19, 2018  
6:00 p.m.**

(Immediately following completion of the regularly scheduled City Council and Public Works Authority meetings)

1. The meeting was called to order at 7:47 p.m. Declaration of a quorum present was given.

**ROLL CALL**

**PRESENT**

Chairman James Mickley  
Trustee Bo Broadwater  
Trustee Patrick Woolley  
Trustee Mike Schmidt  
Trustee Kim Allsup  
Trustee Glenn Lipinski  
Trustee Donnie Ryan

**ABSENT**

Vice-Chairman John Knipp  
Trustee Roger Godwin

2. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #3.)
  - A. Approve the minutes of the Economic Development Authority meeting of May 15, 2018 \*\*\*\*
  - B. Approve of the payment of claims in the amount of \$907.54.

Motion by Ryan, second by Allsup to approve the consent docket. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

3. Discussion and possible action on items removed from the consent docket.

**Moot.**

4. Adjournment.

Motion by Allsup, second by Ryan to adjourn. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Allsup, yea; Ryan, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

The meeting was adjourned at 7:48 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez  
City Clerk/Treasurer