

**MINUTES**

CITY OF WARR ACRES  
REGULAR CITY COUNCIL MEETING  
TUESDAY,  
OCTOBER 16, 2018  
6:00 P.M.

1. The meeting was called to order at 6:05 p.m. Declaration of a quorum present was given. The Flag salute was led by Boy Scout Troop 98, Scoutmaster Stephen Ketola, members Stephen Ketola, Judah Ketola, Josiah Morgan and William Robison and the Invocation was given by Mayor Mickley.

**ROLL CALL**

**PRESENT**

Mayor James Mickley  
Vice-Mayor John Knipp  
Councilman Bo Broadwater (arrived at 6:10 p.m.)  
Councilman Patrick Woolley  
Councilman Mike Schmidt  
Councilman Glenn Lipinski  
Councilman Roger Godwin (arrived at 6:41 p.m.)

**ABSENT**

Councilwoman Kim Allsup  
Councilman Donnie Ryan

**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

2. Call to the Public.

**Moot.**

3. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #4.)

A. Approval of the minutes from the Regular meeting of September 18, 2018. \*\*\*\*

B.	Approval of Expenditures ****	General Fund	\$ 128,957.95
		CIP Fund	\$ 11,154.54

- C. Approval of Actual Expenditures for September 2018 and Proposed Expenditures for October 2018. \*\*\*\*
- D. Sales Tax History Report. \*\*\*\*
- E. Approval to surplus one Canine containment unit for a Chevrolet Tahoe and one Canine Containment unit for a Ford Crown Vic sedan, and one 2007 Ford Crown Vic Police Interceptor VIN#2FABP7BV2AX101359.

Councilman Woolley asked for B to be pulled for discussion.

Motion by Schmidt, second by Knipp to approve A, C, D and E of the consent docket.  
Poll vote: Woolley, yea; Schmidt, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

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

Item B. Councilman Woolley questioned the bill from ODOT for the NW 50<sup>th</sup> and MacArthur project. Engineer Wallace stated that this should be the final close out invoice.

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

**Motion Passed Unanimously.**

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

Ramirez-told the council that at each of their places they have been given a copy of the proposed 2019 city budget. She stated that the Mayor would like to hold the public hearing a possibly approve the budget in November and then they need to work on getting more revenue. She said if anyone had any questions she would be more than happy to answer them.

Love-addressed an issue about merging agenda items and/or taking different action that what the agenda items says. He said that you have an agenda item that tells the people what you are considering. If the council decides that is not the action they want to take they can change it or take no action. Councilman Lipinski stated that in the past there have been issues due to one word in the item. Attorney Love stated yes there have been in the past.

Turman-the school zone at 39<sup>th</sup> and Grove is ready to go, thanks to the Street, Sanitation and Sewer guys for all the work they do.

6. Public Hearing, discussion and possible action on condemnation and/or demolition of a burned-out house located at 6025 NW 54<sup>th</sup>. \*Mickley\* \*\*\*\*\*

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

**Motion Passed Unanimously.**

Karen Morton who lives next door stated that it is a real health hazard safety issue and eye sore and believes transients are living in the shed on the property.

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

**Motion Passed Unanimously.**

Mayor Mickley asked the council to condemn and authorize it to be torn down and allow him to work with the bank.

Motion by Knipp, second by Broadwater to approve condemning the property and have the house torn down and the authorize the Mayor to work with the bank. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

7. Discussion and possible action on the annual Jail Service agreement with Oklahoma County. \*\*\*\*\*

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

**Motion Passed Unanimously.**

8. Discussion and possible action to Change the CIP line item name and appropriation from 25 New Computer Tablets for Patrol Units for (\$20,000) to 25 New Laptop Computers and Mounts for Patrol Units and approval of a supplemental appropriation of un-appropriated funds in CIP in the amount of \$55,789.15 to make the total appropriation \$75,789.15, and give Chief Patty authorization to purchase the Laptops and mounts from State Contract #WN26AGW. \*Patty\* \*\*\*\*\*

Motion by Schmidt, second by Knipp to approve the change, appropriate the money and authorize the Chief to make the purchase. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

9. Discussion and possible action to approve a Certificate and Municipal Order to the County Clerk and County Treasurer. \*\*\*\*

Motion by Broadwater, second by Knipp to approve the Certificate and Municipal Order. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

10. Discussion and possible action on re-appointing Von Crahan and Bob Wehba to the Planning Commission, terms to expire October 2021.

Motion by Godwin, second by Knipp to approve the re-appointments. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

11. Discussion and possible action on re-appointing Marietta Tardibono, June Rodon and Darrell McDaniels to the Traffic Commission, terms to expire March 2021

Motion by Godwin, second by Knip to approve the re-appointments. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

**Items 12 and 13 were taken together and voted on together.**

12. Discussion and possible action on a contract with Steven Baker for Asst. City Attorney/City Prosecutor services for 2019. \*\*\*\*

13. Discussion and possible action on a contract with Nathan Luke Simms for Asst. City Attorney/City Prosecutor services for 2019.

Motion by Broadwater, second by Godwin to approve the contracts with Steven Baker and Nathan Luke Simms. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

14. Discussion and possible action on Resolution #527 calling for the 2019 election for the office of Mayor and Councilmen. \*\*\*\*

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

**Motion Passed Unanimously.**

15. A. Discussion and possible action on an Ordinance amending Sections 19.37.030 and 19.38.030 of the Warr Acres Municipal Code to authorize medical marijuana retail (dispensaries) in the C4 and C5 zoning districts on the recommendation of the Planning Commission (Planning Commission voted 5-1) \*Love\* \*\*\*\*

Attorney Love stated that the Planning Commission looked at an Ordinance that would only allow the establishments in C4 and C5, however the Mayor would like for C3 to be considered also so this items wording was amended after the Planning Commission meeting. The Planning Commission voted to recommend C\$ and C5 zoning as a Use Subject to Review. Councilman Godwin asked why they made them Use Subject to Review. Attorney Love stated that the city is able to find out more information before making a decision such as the amount of traffic, what affect the business may have on the area by finding out how the business with be run. Councilman Godwin stated C3 would allow them on MacArthur and on 63<sup>rd</sup> not just on NW Expressway and on 39<sup>th</sup>. Councilman Schmidt asked what the Planning Commission wanted and was told for them to only be in C4 and C5 as a Use Subject to Review and not anywhere else. Councilman Godwin stated that allowing C3 would allow for more places to rent space. Crystal with KC Cannabis would not be able to do business if not allowed in C3. They have done everything to comply with State regulations. She explained how the business would work when a customer comes through the door, said the hours would be 9-9 Monday-Friday.

Motion by Godwin, second by Woolley to amend the Ordinance to ad C3 zoning Section 19.36.030. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, nay; Lipinski, yea; and Mickley, yea.

**Motion Passed.**

Motion by Schmidt, second by Godwin to approve the Ordinance as amended. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, nay; Lipinski, yea; and Mickley, yea.

**Motion Passed.**

- B. Approval of the emergency clause.

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

**Motion Passed Unanimously.**

16. Discussion and possible vote to enter into executive session to discuss the status of negotiations between the City of Warr Acres and the FOP Lodge #145 and IAFF Local #2374 for FY 2019 as authorized under 25 O.S. Supp. 307 (B) (2), discussing negotiations concerning employees and representatives of employee groups. \*Mickley\*

Motion by Knipp, second by Broadwater to enter into executive session. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Knipp, nay; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

The council entered into executive session at 6:13 p.m.

The council returned to open session at 6:41 p.m. With no action taken.

17. Possible vote to approve the CBA with the FOP Lodge #145 for 2019.

Motion by Woolley, second by Godwin to approve the FOP Lodge #145 CBA for 2019. Poll vote: Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

18. Possible vote to approve the CBA with the IAFF Local #2374 for 2019.

Motion by Knipp, second by Godwin to not approve the CBA with the IAFF. Broadwater, yea; Woolley, yea; Schmidt, yea; Godwin, yea; Knipp, yea; Lipinski, yea; and Mickley, yea.

**Motion Passed Unanimously.**

19. Questions and Comments from Council.

Lipinski-asked about the house that is being renovated at 62<sup>nd</sup> Terr and MacArthur if the city was making them or if they just decided to fix it. PWD Turman stated that the city did give them a push. Councilman Lipinski stated that it appeared that the one on 50<sup>th</sup> was moving along now too.

Godwin-thanks for everyone putting up with him tonight.

Broadwater-please pay attention to the items on the agenda and no side conversations, just a personal request. It was hard to keep up with all the items when there was so much talking going on.

Woolley-stated that he may have been a part of that, but he agrees with Councilman Broadwater.

Mickley-getting closer to setting up the TIF districts at NW Expressway behind the hotel, 63<sup>rd</sup> and MacArthur and 36<sup>th</sup> and MacArthur. Would like to discontinue Buxton and hire another firm that will do all the footwork and is less expensive. A response is due today on the zip code and he has heard nothing.

20. Adjournment.

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

**Motion Passed Unanimously.**

The meeting was adjourned at 7:59 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez  
City Clerk/Treasurer

**MINUTES**

**CITY OF WARR ACRES  
PUBLIC WORKS AUTHORITY MEETING  
TUESDAY  
OCTOBER 16, 2018  
6:00 p.m.**

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

1. The meeting was called to order at 7:59 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 Glenn Lipinski  
Trustee Roger Godwin

**ABSENT**

Trustee Kim Allsup  
Trustee Donnie Ryan

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 September 18, 2018. \*\*\*\*\*
  - B. Approve payment of claim in the amount of \$57,893.05 to the Bethany-Warr Acres Public Works Authority for the Warr Acres portion of the Joint Trust and Bond Retirement for the month of September, 2018. \*\*\*\*\*
  - C. Approval of payment of claims for the Sewer department in the amount of \$2,328.11.

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

**Motion Passed Unanimously.**

The meeting was adjourned at 8:00 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez  
City Clerk/Treasurer