

MINUTES  
CITY COUNCIL OF DEL CITY  
REGULAR MEETING  
December 5, 2022 – 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 December 2, 2022.)

1. **Call to Order:** at 6:00 PM by Mayor Floyd Eason.

2. **Roll Call:**

In Attendance: Council Members Kyle Gandy, Jacque Mooney, Pam Finch, Michael Dean and Mayor Floyd Eason.

City Employees: Acting City Manager Mike Cantrell, City Clerk Melissa Jones, and City Attorney Beverly Palmer.

3. **Invocation:** Given by Councilman Michael Dean.

**Pledge of Allegiance:** Led by Deputy Chief of Police Loyd Berger.

**Proclamation: Pearl Harbor Remembrance Day:** Mayor Floyd Eason read the proclamation.

4. **Public and Council Input**

A. Public:

- Cheryl Ford: Thanks to all who attended small business market.
- JD Hock: Beautification Committee is having the Holiday Decorating Contest.
  - Grant through OWRB to help fix mechanical features for the water clarifiers at the water treatment plant.
  - Salad and Go opens December 12, 2022.
  - City internal IT position filled with a start date of December 12, 2022.
  - Livestream on new website starts December 19, 2022.

B. Council:

- Councilman Gandy: Sorry to miss Christmas tree lighting, was under the weather.
  - Thanks to Police Department for updated policy and procedures.
- Councilwoman Mooney: Filed for re-election for Ward 3 council member.
  - 4204 Angela, Angela and Montrose, cable is out and accessible.
  - Residue along Sooner needs picked up.
- Councilwoman Finch: Christmas tree lighting was beautiful, thanks to all the volunteers.

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- Went to breakfast with Shop with a Cop and thanks to all of the officers.
- Councilman Dean: Had a great Christmas tree lighting.
  - All city buildings are decorated and looking nice.
- Mayor Eason: Christmas tree lighting was a success, and all the kids had a great time.
  - Traveling West on Reno and turn South on Sunnyslane intersection needs repaired.

**5. City Manager's Report: None.**

**City Clerk's Report: None.**

**6. Minutes**

Discussion, consideration, possible action to approve minutes of the regular meeting of Council of November 21, 2022.

**MOTION: TO APPROVE MINUTES.**

MOVED BY: GANDY      SECOND: MOONEY  
 AYES: FINCH, MOONEY, GANDY, AND MAYOR EASON  
 NAYS: NONE  
 COUNCILMAN DEAN ABSTAINS

**7. Presentation – Officer Recognition Award**

Discussion, consideration, possible action to approve receiving a presentation by Deputy Chief of Police Loyd Berger, recognizing Officer Robert Colson with the Department's Life Saving Award for his actions on November 13, 2022.

**MOTION: TO APPROVE RECEIVING A PRESENTATION BY DEPUTY CHIEF OF POLICE LOYD BERGER.**

MOVED BY: FINCH      SECOND: DEAN  
 AYES: FINCH, MOONEY, GANDY, DEAN AND MAYOR EASON  
 NAYS: NONE

Deputy chief of Police read incident report and presented lifesaving award.

**8. Monthly Update from the Police Department**

Discussion, consideration, possible action to approve receiving a monthly update from the Deputy Chief of Police.

**MOTION: TO APPROVE RECEIVING A MONTHLY UPDATE FROM THE DEPUTY CHIEF OF POLICE.**

MOVED BY: FINCH            SECOND: GANDY  
AYES: GANDY, FINCH, MOONEY, DEAN AND MAYOR EASON  
NAYS: NONE

Deputy Chief of Police Loyd Berger gave update.

- Still working with Lexipol, currently 128 new policies.
- Have 5 officers in process and 1 open.
- Met at Destiny Christian for Del Quest training.
- Active shooter/active threat training during Thanksgiving Holiday.
- DUI checkpoint on Sooner last Friday, 7 DUI arrest total, 3 by Del City Police.
- Last Saturday was Shop with a Cop.
- Spoke about online activity report and answered questions.

**9.     Electronic Municipal Marketplace Access (EMMA) Reporting**

Discussion, consideration, possible action to approve/deny Professional Services Agreement with Municipal Finance Services, Inc., to assist in compiling and submission of information to the EMMA system, for the amount of \$3,500; authorize Mayor to endorse same.

**MOTION: TO APPROVE PROFESSIONAL SERVICES AGREEMENT WITH MUNICIPAL FINANCE SERVICES, INC., TO ASSIST IN COMPILING AND SUBMISSION OF INFORMATION TO THE EMMA SYSTEM, FOR THE AMOUNT OF \$3,500; AUTHORIZE MAYOR TO ENDORSE SAME.**

MOVED BY: GADY            SECOND: FINCH  
AYES: FINCH, GANDY, MOONEY, DEAN AND MAYOR EASON  
NAYS: NONE

City Clerk Melissa Jones explained what EMMA reporting is.

**10.    Pafford EMS Lease Agreement**

Discussion, consideration, possible action to approve, approve with modifications or deny entering into an updated 12-month lease agreement with Pafford EMS of Oklahoma, Inc., for the property located at 4609 SE 44th Street (Del City, OK 73115); authorize Mayor to endorse same.

**MOTION: TO APPROVE ENTERING INTO AN UPDATED 12-MONTH LEASE AGREEMENT WITH PAFFORD EMS OF OKLAHOMA, INC., FOR THE PROPERTY LOCATED AT 4609 SE 44<sup>TH</sup> STREET, DEL CITY, OKLAHOMA; AUTHORIZE MAYOR TO ENDORSE SAME.**

MOVED BY: DEAN            SECOND: FINCH  
AYES: GANDY, MOONEY, FINCH, DEAN AND MAYOR EASON  
NAYS: NONE

**11. Discussion Only: Housing Inspection Program Checklist**

Discussion, consideration, possible action to approve/deny holding a discussion regarding the newly created “Housing Inspection Program” checklist to be used by City Inspectors and available for download on the new Del City website.

**MOTION: TO APPROVE HOLDING A DISCUSSION.**

MOVED BY: GANDY            SECOND: FINCH  
AYES: GANDY, FINCH, MOONEY, DEAN AND MAYOR EASON  
NAYS: NONE

- Economic Development Director JD Hock spoke about inspection checklist and answered questions. Why we have the housing inspection checklist and discussed with council the reason behind the program and items on the list.
- Council made suggestions for changes to list and asked that discussion continues to next meeting so they can have time to research what is appropriate to include on list.

**MOTION: TO TABLE FOR 2 WEEKS.**

MOVED BY: GANDY            SECOND: FINCH  
AYES: GANDY, FINCH, MOONEY, DEAN AND MAYOR EASON  
NAYS: NONE

**12. Assess Abatement Costs to Property Owners**

Discussion, consideration, possible action to approve and ratify or deny and remove assessment costs in the total amount of \$6,008.62 to property owners for cleanup of property previously abated, in accordance with Del City Code Sections 13-106 through 13-114.

- (1) Location: 3120 Del View Drive  
Owner: Mary Jo Newsom (Del City, OK)
- |   |                |
|---|----------------|
| Contractor Fee .....                            | \$400.00       |
| Administrative Expenses .....                   | \$353.54       |
| Mailings, photos, processing, copying, etc..... | <u>\$16.00</u> |
| Total Expenses .....                            | \$769.54       |
- (2) Location: 3932 Lawn Dr.  
Owner: Neugebauer Harold W Etal / Brown Kindra / Cook Melissa Dawn (Del City, OK)
- |                               |            |
|-------------------------------|------------|
| Contractor Fee .....          | \$3,750.00 |
| Administrative Expenses ..... | \$353.54   |

Mailings, photos, processing, copying, etc..... \$16.00  
Total Expenses ..... \$4,119.54

(3) Location: 2608 Mickey Rd.  
Owner: Nancy Harris (Del City, OK)  
Contractor Fee.....\$500.00  
Administrative Expenses .....\$176.77  
Mailings, photos, processing, copying, etc..... \$8.00  
Total Expenses .....\$684.77

(4) Location: 4021 Pine Ave.  
Owner: Dill Jerry Eugene (Del City, OK)  
Contractor Fee.....\$250.00  
Administrative Expenses .....\$176.77  
Mailings, photos, processing, copying, etc..... \$8.00  
Total Expenses .....\$434.77

**MOTION: TO APPROVE AND RATIFY OR DENY AND REMOVE ASSESSMENT COSTS IN THE TOTAL AMOUNT OF \$6,008.62 TO PROPERTY OWNERS FOR CLEANUP OF PROPERTY PREVIOUSLY ABATED, IN ACCORDANCE WITH DEL CITY CODE SECTIONS 13-106 THROUGH 13-114.**

MOVED BY: EASON          SECOND: GANDY  
AYES: GANDY, FINCH, MOONEY, DEAN AND MAYOR EASON  
NAYS: NONE

**13. Council Input:** None.

**14. Adjournment.**

**MOTION: TO ADJOURN AT 7:31 P.M.**

MOVED BY: GANDY          SECOND: DEAN  
AYES: FINCH, MOONEY, GANDY, DEAN AND MAYOR EASON  
NAYS: NONE

Approved this 19<sup>TH</sup> day of December 2022.

MINUTES  
DEL CITY MUNICIPAL SERVICES AUTHORITY  
REGULAR MEETING  
December 5, 2022 – 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 December 2, 2022.)

**1. Call to order:** at 7:31 PM. by Chairman Floyd Eason

**2. Roll Call:**

In Attendance: Trustee’s Pam Finch, Kyle Gandy, Jacque Mooney, Michael Dean and Chairman Floyd Eason.

City Employees: Acting Trust Manager Mike Cantrell, City Clerk Melissa Jones, and City Attorney Beverly Palmer.

**3. Public and Trustee Input:**

A. Public: None.

B. Trustees: Lake Thunderbird Board looking to spend around One Million dollars for pump replacement.

**4. Manager’s Report:** None.

**5. Minutes**

Discussion, consideration, possible action to approve minutes of the regular meeting of DCMSA of October 3, 2022.

**MOTION: TO APPROVE THE MINUTES.**

MOVED BY: GANDY                      SECOND: FINCH  
AYES: GANDY, FINCH, MOONEY, AND CHAIRMAN EASON  
NAYS: NONE  
TRUSTEE DEAN ABSTAINS.

**6. Trust Input:** None

**7. Adjournment**

**MOTION: TO AJOURN AT 7:34 PM.**

MOVED BY: GANDY                      SECOND: FINCH

AYES: GANDY, FINCH, MOONEY, DEAN AND CHAIRMAN EASON  
NAYS: NONE

Approved this 19th day of December 2022.

MINUTES  
DEL CITY ECONOMIC DEVELOPMENT AUTHORITY  
REGULAR MEETING  
December 5, 2022 – 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 December 2, 2022.)

**1. Call to order:** at 7:34 PM. by Chairwoman Pam Finch

**2. Roll Call:**

In Attendance: Trustee's Floyd Eason, Kyle Gandy, Jacque Mooney, Michael Dean and Chairwoman Pam Finch.

City Employees: Acting Trust Manager Mike Cantrell, City Clerk Melissa Jones, and City Attorney Beverly Palmer.

**3. Public and Trustee Input:**

A. Public:

Economic and Community Development Director JD Hock: discussed sales tax generator for potential businesses from retail strategy.

B. Trustees: None

**4. Minutes**

Discussion, consideration, possible action to approve minutes of the regular meeting of DCEDA of October 17, 2022.

**MOTION: TO APPROVE MINUTES.**

MOVED BY: GANDY      SECOND: DEAN

AYES: GANDY, EASON, MOONEY, DEAN AND CHAIRWOMAN FINCH

NAYS: NONE

**5. Executive Session**

Discussion, consideration, possible action, if any, to approve recessing to executive session pursuant to the Oklahoma Open Meeting Act, 25 O.S. § 301 et seq. for purpose of the following:

Discussion concerning confidential matters pertaining to economic development, including the transfer of property, financing or the creation of a proposal to entice a business to locate within the City of Del City, including but

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not limited to properties around 5519 SE 15th Street, 5213 SE 15th Street, Sunnylan & NE 4th Street, and Sunnylan and NE 10th Street, as provided in 25 O.S. § 307(C)(11), as the public disclosure of the matters discussed would interfere with the development of products or services, and public disclosure would violate the confidentiality of the business(es).

**MOTION: TO APPROVE RECESSING TO EXECUTIVE SESSION AT 7:38 PM.**

MOVED BY: EASON            SECOND: GANDY  
AYES: GANDY, EASON, MOONEY, DEAN AND CHAIRWOMAN FINCH  
NAYS: NONE

City Attorney Beverly Palmer: yes, this qualifies for executive session.

**RECONVENE FROM EXECUTIVE SESSION AT 8:51 PM.**

**6.     Action from Executive Session**

Discussion, consideration, possible action deemed appropriate, if any, arising from discussions held in executive session concerning confidential matters pertaining to economic development, including the transfer of property, financing or the creation of a proposal to entice a business to locate within the City of Del City, including but not limited to properties around 5519 SE 15th Street, 5213 SE 15th Street, Sunnylan & NE 4th Street, and Sunnylan and NE 10th Street, as the public disclosure of the matters discussed would interfere with the development of products or services, and public disclosure would violate the confidentiality of the business(es).

**MOTION: TO PROCEED AS DISCUSSED .**

MOVED BY: GANDY            SECOND: MOONEY  
AYES: GANDY, EASON, MOONEY, DEAN AND CHAIRWOMAN FINCH  
NAYS: NONE

**7.     Trust Input: None**

**8.     Adjournment**

**MOTION: TO ADJOURN AT 8:53 PM.**

MOVED BY: GANDY            SECOND: DEAN  
AYES: GANDY, EASON, MOONEY, DEAN AND CHAIRWOMAN FINCH  
NAYS: NONE

Approved this 19th day of December 2022.