

City Hall
3701 SE 15th Street
Del City, Oklahoma 73115



(405) 677-5741
www.cityofdelcity.org
email: info@cityofdelcity.org

The City of Del City

Floyd A. Eason, Mayor

Michael Dean, Council Member..... Ward 1
Pam Finch, Council Member & Vice-Mayor Ward 2
Claudia Browne, Council Member Ward 3
Scott Tatom, Council Member..... Ward 4
(Contact info at: www.cityofdelcity.org)

J.D. Hock, City Manager
Joseph Carroll, Interim City Clerk
Mueller, Wheeler & Associates, PLLC, City Attorney

Public Notice of Meeting

Regular Meeting City Council

City Hall – Council Chambers
3701 SE 15th Street
Del City, Oklahoma

December 16, 2024 at 6:00 p.m.

The City of Del City encourages participation from all citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk at least 48 hours before the scheduled meeting is encouraged to make the necessary accommodations.

Posted for public view at **5:00 p.m.** on **December 13, 2024.**

Signed: [s/Kellie Wilbanks, Deputy City Clerk](#)
City Clerk, Interim / Deputy City Clerk

Agenda

1. Call to Order

2. Roll Call

3. Invocation

Pledge of Allegiance

Proclamations

❖ Christmas

❖ New Years 2025

Calendar of Events

4. Public and Council Input

(A maximum of thirty (30) minutes has been set aside for those wishing to discuss non-agenda items. Citizens may speak for a maximum of five (5) minutes during this time. Personal character assassination and attacks on City personnel will not be heard or tolerated.)

A. Public

B. Council

5. City Manager's Report

Departmental Reports:

A. City Clerk / Finance

B. Fire Department

6. Consent Docket

Discussion, consideration, possible action to approve the following items by unanimous consent, with one motion:

(This item is placed on the agenda so the Council, by unanimous consent, may designate those routine agenda items they wish to approve or acknowledge by

one motion. If any proposed item does not meet with the approval of all Council members, the item will be heard in regular order.)

A. Minutes of December 2, 2024 Regular Meeting of Council

Approve minutes of the regular meeting of Council of December 2, 2024.
Requested by Interim City Clerk Joseph Carroll

B. Budget Amendment

Approve budget amendment for FY 2024-2025, as shown in Exhibit A to the Council agenda. Requested by Interim City Clerk Joseph Carroll

7. Recognition – Deck-the-Yard – Del City Winners

Presentation and discussion regarding Parks and Beautification Commission announcing the “Deck the Yard | Del City” winners for December 2024.
Requested by Marketing Specialist Cerrina Montez

Ward I

3613 Overland Dr.
3917 Greenway Terr.
4205 Sunnyview Dr.
3100 S. Bryant - Willard’s Wholesale Roofing CO.; Inc.

Ward II

1649 Lariat Ln.
3324 SE 22nd St.
3013 Kaylee Ln.
4000 SE 15th St. – Laundry Station

Ward III

4633 SE 23rd St.
4609 SE 23rd St.
2212 Vickie Dr.
4412 SE 29th St. - American Telcom, Inc.

Ward IV

205 S. Branch
4301 E. Fairview St.
5417 SE 4th St.
4401 SE 15th St. – Value Village

8. Proclamations – Community Service to the City of Del City

- A. Presentation and discussion regarding a proclamation to University of Central Oklahoma students joining together to assist Community Center and City Hall beautification on November 2, 2024, in appreciation of their community service endeavor. Requested by Marketing Specialist Cerrina Montez
- B. Presentation and discussion regarding a proclamation to Del City High School students joining together to assist with the community service events throughout the City on November 9, 2024, in appreciation of their community service endeavor. Requested by Marketing Specialist Cerrina Montez

9. Contract – Reclaiming Hope Counseling, LLC

Discussion, consideration, possible action to approve, approve with modifications, approve and ratify or deny the contract with Reclaiming Hope Counseling, LLC for training, peer support, monthly wellness visits rotation and support for critical events; authorize Mayor to endorse the same. Requested by Fire Chief Z. Williams

10. Purchase – 2 Sewage/Grinder Pumps for City Hall

Discussion, consideration, and possible action to approve, approve with modifications or deny the purchase of 2 sewage/grinder pumps at City Hall in the amount of \$16,204 from Herman’s Plumbing. Requested by Deputy Director of Public Works Brittany Parrott

11. Contract – SDWAN Services for Police and Fire Dispatch

Discussion, consideration, possible action to approve, approve with modifications, approve and ratify or deny entering into an agreement with NetFortris to provide adequate safeguards to emergency communications at Police and Fire dispatch for a term not to exceed 1 year and for an amount not to exceed \$8,400.00. Authorize Mayor to endorse same. Requested by Development Director Kyle Gandy

12. Determination of Dilapidation – 5501 Tinker Diagonal

5501 Tinker Diagonal
 Owner: Del City Joint Venture LLC (Del City, OK)
 Other Parties FNB Community Bank
 ZonedCommercial

A. Public Hearing

Discussion, consideration, possible action to approve/deny holding a public hearing consistent with the requirements of 11 O.S. §22-112, to determine whether the residential structure(s) at property is dilapidated and has become detrimental to the health, safety, or welfare of the public and/or if the property creates a fire hazard. Requested by Assistant City Manager Kellie Wilbanks

B. Determination of Dilapidation and Order of Removal

Discussion, consideration, possible action to approve/deny making a finding that the condition of the residential structure at the above-mentioned address constitutes a detriment or a hazard and that the property would be benefited by the removal of such conditions; approve or deny fixing reasonable dates for commencement and completion of the work by the property owner, those being commencement by January 31, 2025 and completion by February 28, 2025; authorize/not authorize the City Clerk to file a notice of dilapidation and lien against the property; and approve/deny directing the City Manager to cause the structure to be razed and removed, in the manner deemed most cost effective and expedient, if the work is not completed by the property owner within the dates fixed herein. Requested by Assistant City Manager Kellie Wilbanks

13. Assess Abatement Costs to Property Owners

Discussion, consideration, possible action to approve and ratify or deny and remove the assessment costs in the total amount of \$3,572.93 to property owners for cleanup of property previously abated, in accordance with Del City Code Sections 13-106 through 13-114. Requested by Assistant City Manager Kellie Wilbanks

(1) 1725 Elm

Owner: Sally Ann Pollard (Del City, Oklahoma)

Contractor Fee	\$330.00
Administrative Expenses	\$353.54
Mailings, photos, processing, copying, etc.	\$16.00
Total Expenses.....	\$699.54

(2) 3917 SE 12th Street

Owner: Jim Horsman (Henderson, Nevada)

Contractor Fee	\$370.00
Administrative Expenses	\$353.54

Mailings, photos, processing, copying, etc.\$16.00
 Total Expenses.....\$739.54

(3) 5528 E Reno
 Owner: KFK Investment (Midwest City, Oklahoma)
 Contractor Fee\$710.00
 Administrative Expenses\$353.54
 Mailings, photos, processing, copying, etc.\$16.00
 Total Expenses.....\$1,079.54

(4) 3825 SE 15th (Re-Abatement)
 Owner: Baccus Family Partnership LP (College Station, Texas)
 Contractor Fee\$150.00
 Administrative Expenses\$176.77
 Mailings, photos, processing, copying, etc.\$8.00
 Total Expenses.....\$334.77

(5) 2004 Ina Mae
 Owner: Christine Kirkley (Del City, Oklahoma)
 Contractor Fee\$350.00
 Administrative Expenses\$353.54
 Mailings, photos, processing, copying, etc.\$16.00
 Total Expenses.....\$719.54

14. PILOT Payment from DC Housing Authority

Discussion, consideration, possible action to accept PILOT payment from Del City Housing Authority in the amount of \$16,641. This payment is in lieu of property taxes for the year 2023. One-half of this payment will be sent to the Mid-Del Independent School District. Requested by Interim City Clerk Joseph Carroll

15. PILOT Payment to Mid-Del Schools

Discussion, consideration, possible action to approve PILOT payment from City of Del City to Mid-Del Independent School District in the amount of \$8,320.50. This payment is one-half of the payment in lieu of property taxes from Del City Housing Authority for the year 2023. Requested by Interim City Clerk Joseph Carroll

16. Executive Session

Discussion, consideration, and possible action to approve or deny recessing to executive session pursuant to the Oklahoma Open Meeting Act, 25 O.S. § 301 et seq. for purpose of a discussion concerning confidential matters pertaining to pending investigations, claims, and actions, pursuant to 25 O.S. § 307 (B) (4), as the Council, on advice of its attorney, has determined that disclosure will seriously impair the ability of the Council to process the claim or conduct a pending investigation or litigation in the public interest. Requested by City Manager JD Hock

17. Action from Executive Session

Discussion, consideration, possible action deemed appropriate, if any, arising from discussions held in executive session concerning confidential matters pertaining to pending investigations, claims, and actions, as the Council, on advice of its attorney, has determined that disclosure will seriously impair the ability of the Council to process the claim or conduct a pending investigation or litigation in the public interest. Requested by City Manager JD Hock

18. Council Input

19. Adjournment

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The City of Del City

Floyd A. Eason, Chair
Michael Dean, Vice Chair
Pam Finch, Secretary
Claudia Browne, Trustee
Scott Tatom, Trustee

J.D. Hock, Trust Manager
Joseph Carroll, Interim City Clerk
Mueller, Wheeler & Associates, PLLC, City Attorney

Public Notice of Meeting

Regular Meeting Del City Municipal Services Authority (DCMSA)

City Hall – Council Chambers
3701 SE 15th Street
Del City, Oklahoma

December 16, 2024 at 6:00 p.m.

The DCMSA encourages participation from all citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk at least 48 hours before the scheduled meeting is encouraged to make the necessary accommodations.

Posted for public view at **5:00 p.m.** on **December 13, 2024.**

Signed: [s/Kellie Wilbanks, Deputy City Clerk](#)
City Clerk, Interim / Deputy City Clerk

Agenda

1. **Call to Order**
2. **Roll Call**
3. **Public and Trustee Input**

- A. Public
- B. Trustees

4. **Manager's Report**
Departmental Reports:
Public Works

5. **Minutes**

Discussion, consideration, possible action to approve minutes of the regular meeting of DCMSA of December 2, 2024. Requested by Interim City Clerk Joseph Carroll

6. **Resolution repealing DCMSA Resolution 04-04-2016A**

Discussion, consideration, and possible action to approve, approve with modifications or deny Resolution No. 12-16-2024B, repealing Resolution 04-04-2016A in its entirety; providing for repeal of conflicting resolutions; declaring severability; and authorize Chair to endorse the same. Requested by Trust Manager J.D. Hock

7. **Resolution repealing and replacing Appendix A – Resolutions of Municipal Services Authority Section 2-3**

Discussion, consideration, and possible action to approve, approve with modifications or deny Resolution No. 12-16-2024C, repealing and replacing Section 2-3. – Scheduled collection of garbage, yard trash, brush at a central location.; of Article 4 – Garbage Billing; of Appendix A – Resolutions of Municipal Services Authority with Section 2-3. – Bulk Waste; providing for repeal of conflicting resolutions, severability; declaring an emergency; and authorize Chair to endorse the same. Requested by Trust Manager J.D. Hock

8. **Trust Input**

9. Adjournment