

City Hall  
3701 SE 15<sup>th</sup> Street  
Del City, Oklahoma 73115



(405) 677-5741  
[www.cityofdelcity.org](http://www.cityofdelcity.org)  
email: [info@cityofdelcity.org](mailto: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](http://www.cityofdelcity.org))

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

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## Public Notice of Meeting

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### SPECIAL MEETING

### City Council

City Hall – Council Chambers  
3701 SE 15<sup>th</sup> Street  
Del City, Oklahoma

**February 25, 2025 at 11:00 a.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 **11:00 a.m. on February 21, 2025.**

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

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# Agenda

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**1. Call to Order**

**2. Roll Call**

**3. Invocation**

**Pledge of Allegiance**

**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**

**Calendar of Events**

**Departmental Reports:**

- A. City Clerk / Finance
- B. Fire Department

**6. Minutes**

Discussion, consideration, possible action to approve minutes of the regular meeting of Council of February 3, 2025. Requested by Interim City Clerk Joseph Carroll

**7. Surplus Items from former Library**

Discussion, consideration, possible action to approve or deny declaring the items listed in Exhibit A to the Council agenda as surplus to the City's needs; authorize final disposition of these items as approved by the City Manager. Requested by Economic and Community Development Director Kyle Gandy

**8. Surplus Items – City Hall**

Discussion, consideration, possible action to approve or deny declaring the items listed in Exhibit B to the Council agenda as surplus to the City’s needs; authorize final disposition of these items as approved by the City Manager. Requested by Assistant City Manager Kellie Wilbanks

**9. 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 \$6,273.16 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) 2120 Connie

Owner: Westlake Rental Properties LLC (Edmond, OK)

Contractor Fee .....	\$70.00
Administrative Expenses .....	\$353.54
Mailings, photos, processing, copying, etc. ....	\$16.00
Total Expenses.....	\$439.54

(2) 4128 SE 25<sup>th</sup>

Owner: Caleb Smith (Del City, OK)

Contractor Fee .....	\$160.00
Administrative Expenses .....	\$353.54
Mailings, photos, processing, copying, etc. ....	\$16.00
Total Expenses.....	\$529.54

(3) 4509 SE 26<sup>th</sup>

Owner 1: Robert Myers (Edmond, OK),  
 Owner 2: Citigroup Mortgage Loan Trust 2022 A (Salt Lake City, Utah)

Contractor Fee .....	\$65.00
Administrative Expenses .....	\$353.54
Mailings, photos, processing, copying, etc. ....	\$16.00
Total Expenses.....	\$434.54

(4) 4773 SE 24<sup>th</sup>

Owner: Abby Handley (Del City, OK)

Contractor Fee .....	\$4,500.00
Administrative Expenses .....	\$353.54
Mailings, photos, processing, copying, etc. ....	\$16.00
Total Expenses.....	\$4,869.54

**10. Ordinance – Special Use Permit (SUP) for a tattoo and body piercing studio at 4711 and 4713 SE 29 Street – PC-UR 671-25**

Discussion, consideration, possible action to approve, approve with modifications, approve and ratify, deny, or require additional information adopting Ordinance **1435** for a request for a Special Use Permit for a tattoo and body piercing studio for a property located at 4711 and 4713 SE 29 Street (All of Lots Eight (8) through Thirteen (13), in Block Two (2), HASSELL ADDITION) per PC Application PC-UR 671-25; public hearing before Planning Commission on January 30, 2025; declaring repealer and providing for severability; approved by Planning Commission on January 30, 2025; authorize Mayor to endorse the same. Requested by City Planner Andrew Meyers

**11. Purchase of HVAC system for Senior Citizen/Recreation Center**

Discussion, consideration, possible action to approve, approve with modifications, or deny the purchase of a new HVAC system for the Senior Citizen/Recreation Center from Locke Supply in an amount not to exceed \$19,000.00. Requested by Deputy Public Works Director Brittany Parrott

**12. Expenditure – Supplies and Labor related to painting the Senior Citizen / Recreation Center**

Discussion, consideration, and possible action to approve, approve with modifications or deny the expenditure supplies and labor in an amount not to exceed \$20,000.00, to the lowest most responsible bidder for painting at the Senior Citizen / Recreation Center. Requested by Development Director Kyle Gandy

**13. Renewal of Agreement with Central Square for Police CAD/RMS**

Discussion/authorization to renew annual agreement with Central Square and the Police Department. This agreement would renew the agreement entered into with Central Square on November 6, 2023, and extend the agreement until

February of 2026. The annual cost to renew this agreement is \$79,764.32. Requested by Police Chief Loyd Berger

**14. Memorandum of Agreement – Okla. Dept. of Environmental Quality – On-Road2 Program**

Discussion, consideration, and possible action to approve or deny entering into a Memorandum of Agreement between the City of Del City and the Oklahoma Department of Environmental Quality to accept financial assistance in the amount of \$206,845.00 from the On-Road2 Program for the purchase of a Medium Class CNG Dump Truck to be used by the Streets Department. Authorize City Manager to endorse agreement and grant documents. Requested by City Manager J.D. Hock

**15. Employment Agreement – City Manager**

Discussion, consideration, and possible action to approve or deny entering into an Employment Agreement for City Manager with James D. Hock effective July 1, 2025 to June 30, 2026; authorize Mayor to endorse same. Requested by Mayor Floyd Eason

**16. Grant Appropriation, Discussion – Master Plan for Del City Community Parks, Ray Trent and Sequoia, with consultant GH2 Architects**

Discussion, consideration, possible action to approve, approve with modifications, or deny the proposed Parks Master Plan as provided by the Del City Community Development Department and GH2 Architects through an Oklahoma Tobacco Settlement Endowment Trust (TSET) grant. The total cost of the Parks Master Plan for Ray Trent Park and Sequoia Park shall not exceed One-Hundred, Twenty-Thousand Dollars (\$120,000); authorize Mayor to endorse the same. Requested by City Planner Andrew Meyers

**17. Council Input**

**18. Adjournment**


**CALL FOR A SPECIAL MEETING**



TO: The City Clerk, City of Del City

DATE: February 21, 2025

I request a **Special Meeting** of the City Council of Del City on **February 25, 2025,** at **11:00 a.m.,** at the City Hall, Council Chambers, 3701 SE 15<sup>th</sup> Street, Del City, Oklahoma.

Mayor / Chairman:   
Floyd A. Eason, Mayor / Chairman

Council Member: \_\_\_\_\_  
Michael Dean, Ward 1

Council Member: \_\_\_\_\_  
Pam Finch, Ward 2

Council Member: \_\_\_\_\_  
Claudia Browne, Ward 3

Council Member: \_\_\_\_\_  
Scott Tatom, Ward 4

**SECTION 10, Del City Charter:** The mayor or any three (3) or more council persons may call special meetings of the council by filing a call in writing with the city clerk. The city clerk shall mail by registered, certified or similar special mail a copy of the call or a written notice thereof to every member of the council not signing the call, at least two (2) days before the meeting; or shall deliver it or have it delivered, in person to each such member, or leave it, or have it left, in a conspicuous place at his or her usual place of residence, at least three (3) hours before the time for the meeting. If all members of the council are present at a special meeting, it shall be assumed that the meeting was properly called; and the legality of the call may not be challenged.

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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

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## Public Notice of Meeting

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### SPECIAL MEETING

### Del City Municipal Services Authority (DCMSA)

City Hall – Council Chambers  
3701 SE 15<sup>th</sup> Street  
Del City, Oklahoma

**February 25, 2025 at 11:00 a.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 **11:00 a.m.** on **February 21, 2025.**

Signed:           s/Kellie Wilbanks, Deputy City Clerk            
City Clerk, Interim / Deputy City Clerk

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# Agenda

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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 February 3, 2025. Requested by Interim City Clerk Joseph Carroll

6. **Purchase of Sanitation 96 Gallon Polykarts**

Discussion, consideration, possible action to approve, approve with modifications, or deny the purchase of (364) Toter 96 Gallon Polykarts at a price of \$65.96 each for a total cost of \$24,009.44. Requested by Deputy Public Works Director Brittany Parrott

7. **Emergency Sewer Line Replacement – 3405 Del View**

Discussion, consideration, possible action to approve, approve with modifications, or deny the emergency replacement of up to 15 feet of sewer line at 3405 Del View, to be done by Urban Contractors, LLC for a total cost not to exceed \$13,250.00. Requested by Deputy Public Works Director Brittany Parrott

8. **Award Bid RFP# 2501 Water Treatment Plant Filter Media – C & C Environmental Services**

Discussion, consideration, possible action to approve or deny awarding the bid for RFP# 2501 Total Filter Media Replacement for the water treatment plant to



C&C Environmental Services for \$70,000.00 pending legal approval. Requested by Deputy Public Works Director Kraig Fryar

**9. Replacement of Filter Media at the Water Treatment Plant (2022 Council approved RFP 0207)**

Discussion, consideration, and possible action to approve or deny the purchase of Carbon filter media from Cabot Norit Americas Inc. for an amount not to exceed \$93,000.00. The material is to replace a portion of the filter media at the Del City Water Plant. Requested by Deputy Public Works Director Kraig Fryar

**10. Employment Agreement – Trust Manager**

Discussion, consideration, and possible action to approve or deny entering into an Employment Agreement for Trust Manager with James D. Hock effective July 1, 2025 to June 30, 2026; authorize Chairman to endorse same. Requested by Mayor / Trust Chair Floyd Eason

**11. Trust Input**

**12. Adjournment**

# CALL FOR A SPECIAL MEETING



TO: The City Clerk, City of Del City

DATE: February 21, 2025

I request a **Special Meeting** of the Del City Municipal Services Authority on **February 25, 2025**, at **11:00 a.m.**, at the City Hall, Council Chambers, 3701 SE 15<sup>th</sup> Street, Del City, Oklahoma.

Mayor / Chairman: \_\_\_\_\_  
Floyd A. Eason, Mayor / Chairman

Council Member: \_\_\_\_\_  
Michael Dean, Ward 1

Council Member: \_\_\_\_\_  
Pam Finch, Ward 2

Council Member: \_\_\_\_\_  
Claudia Browne, Ward 3

Council Member: \_\_\_\_\_  
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