

MINUTES
CITY COUNCIL OF DEL CITY
REGULAR MEETING
September 15, 2025 – 6:00 P.M.
3701 SE 15th Street – City Hall

(Agenda posted on the council bulletin board at 5:00 p.m. on September 12, 2025.)

1. **Call to Order:** at 6:05 PM by **Mayor Floyd Eason.**

2. **Roll Call:**

In Attendance: Council Members Scott Tatom, Claudia Browne, Michael Dean, Pam Finch and Mayor Floyd Eason.

Absent: None.

City Employees: City Manager JD Hock, Interim City Clerk Joseph Carroll, and City Attorney William Mueller.

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

Pledge of Allegiance: Led by Fire Chief Zion Williams.

Proclamations / Presentations / Recognitions / Awards

- Recognition: 25 Years Service Award Jacket Presentation

Loyd Berger	Steve Fernandez
Mike Hatfield	Birl Marti
Brent Nolan	Skip Self
Patrick Sherer	Z Williams
- Mayor Eason and City Manager JD Hock presented jackets.

4. **Public and Council Input**

A. Public:

- Vera Bradley- 4701 SE 26th First Church of the Nazarene- comes embarrassed and shattered that her church is on the list for tonight. She has been the pastor for over 24 years and joined the Chamber the first week so that she could help the community out, she also tries to do everything she can to promote Del City. The gentleman that tried to do the work fell and cracked some ribs. She said it feels like they are scum. She has concerts and car shows to bring people to Del City to show them how great it is. Mayor Eason thanked her for hosting the annual Shop with a Cop breakfast and feels like this fell through the cracks and if she needs anything at all he feels that anyone on the council would be willing to help her.

Councilwoman Finch mentioned her Senior Nutrition Program that helps the community at no cost to them. Councilman Tatom said he met Pastor Bradley 10-12 years ago when they were both on the Del City Urban Renewal Committee and she is a very honest and upstanding citizen.

- Janet Hernandez- Epperly neighborhood- been a Del City citizen for over 40 years. Had a window get shot so she installed cameras all around home to keep an eye on things. One day from 6am-6pm there were at least 189 vehicles on her street and says it is very frustrating. Mayor Eason told her to get with Chief Berger and give him her address to see if there is anything he can do to help her. She would like to see new grocery store and a better variety of restaurants.
- Ron McCall 3403 Wofford – Agrees with Councilman Dean that free speech should be cherished. Traffic is bad on Wofford as well. The potholes on 33rd street between Vickie and Sunnyslane.

B. Council:

- Councilman Tatom thanks to City Management and crews that fixed the railroad tracks at Eagle Lake.
- Councilman Browne OML Conference this past week a lot was learned and gave JD a huge list of contacts that were made. Also spoke with contacts about possible funding and more information on grants that were not received. We went to another conference on how to help the homeless and there really was not a solution. Learned that it will have to be taken care of as a city. I would like to get a group together to help figure out solutions sometime in the future.
- Mayor Eason planning to attend the OK County Commissioner meeting where they will be discussing raises and he plans to bring up all of the shortfalls that they are experiencing and how he disagrees with them asking for more money with all the issues at hand. Has asked Councilman Tatom to help with finding facts.

5. City Manager's Report

- City Manager JD Hock the activity center has a lot going on including a new Tai Chi class every Monday and Tuesday at 1pm. Please check online calendars for what they are offering. Keep up with us on social media for all that is going on. The entrance at Eagle Lake. Mayor Eason thinks the parks in our city are in the best shape they have been in years. Ribbon cutting on wed the 3rd for Cantarito's Taco and Tequila and we are happy to have them here in the city. Coffee Connection at the Mid Del Food Pantry was great to see what all they do for the community. One of the good classes at the OML included information about the upcoming GO Bonds. Special Meeting will be moved to a later date because it won't work this week. Mayor Eason – the only annual fundraiser Kiwanis Pancake fundraiser will be Thursday and it's such a great program to get kids involved in schools and reading. Friday the 26th is the Chamber Hall of Fame Banquet and Auction and all

the tickets have been sold out. Chicken Salad Chicks grand opening will be October the 7th and we need a huge showing.

Departmental Reports:

- A. City Clerk’s Report: given by Interim City Clerk Joseph Carroll
 - Sales Tax is up \$71,757.85 6.29% increase.
 - USE Tax is up \$7,113.77 4.27% increase.
 - Tobacco Tax is up \$387.31 5.01% increase.
 - Hotel/ Motel Tax is up \$5,619.84 37.87% increase.
- Chief Berger – The department hosted FBI Leeda for the 1st time last week. This has been a year and a half in the making. Next month and November we will host another class. The classes are at Metro Tech and there was a waiting list to attend them. Three of our people were able to attend at no cost and those spots are about \$800 each.

6. Consent Docket

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

- A. Minutes of the regular meeting of Council of September 2, 2025.
- B. Budget Amendment for FY 2025-2026, as shown in Exhibit A on the Council agenda.

MOTION: TO APPROVE ITEMS A AND B.

MOVED BY: DEAN SECOND: BROWNE
AYES: TATOM, BROWNE, DEAN, FINCH, AND MAYOR EASON.
NAYS: NONE

7. Appointment: Board of Adjustment

- A. Discussion, consideration, possible action to approve or deny reappointment of Mayor’s nomination of Rex Warlick for Board of Adjustment; said term not to exceed October 1, 2028; or declare position vacant.
- B. Discussion, consideration, possible action to approve or deny reappointment of Mayor’s nomination of Jim Studebaker for Board of Adjustment; said term not to exceed October 1, 2028; or declare position vacant.

MOTION: TO APPROVE MAYOR’S NOMINATION OF REX WARLICK FOR BOARD OF ADJUSTMENT; SAID TERM NOT TO EXCEED OCTOBER 1, 2028.

SECOND: DEAN

MOVED BY: TATOM SECOND: DEAN
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

MOTION: TO APPROVE THE PRESENTATION, DISCUSSION, AND THE RECEIPT OF THE ANNUAL FISCAL REPORT WITH ACCOMPANYING INDEPENDENT AUDITOR'S REPORT FOR THE FISCAL YEAR ENDED JUNE 30, 2024.

MOVED BY: DEAN SECOND: BROWNE
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

- MOTION: TO APPROVE AS WRITTEN; AUTHORIZE MAYOR TO ENDORSE THE SAME.**

MOVED BY: BROWNE SECOND: TATOM
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

10. 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 \$16,373.03 to property owners for cleanup of previously abated properties, in accordance with Del City Code Sections 13-106 through 13-114.

- (1) Location: 4105 SE 10TH ST
Owner: LANE DANIEL C/O CAROLYN LANE
Contractor Fee\$550.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$919.54
- (2) Location: 1401 BROOKDALE DR
Owner: LQM INVESTMENTS LLC
Contractor Fee\$65.00
Administrative Expenses.....\$353.54
Mailings, photos, processing, copying, etc.\$16.00
Total Expenses\$434.54
- (3) Location: 3120 DEL RANCHO RD
Owner: SIMONTON ESTELLE J
Contractor Fee\$45.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$414.54
- (4) Location: 4736 SE 23RD ST
Owner: BREWER SHELBY WAYNE & CAISHA
Contractor Fee\$80.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$449.54
- (5) Location: 3200 SE 18TH ST
Owner: LOPEZ PEREZ JUAN F
Contractor Fee\$150.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$519.54
- (6) Location: 4001 SE 22ND ST
Owner: HILL ANNETTE
Contractor Fee\$45.00
Administrative Expenses\$353.54

	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$414.54
(7)	Location: 2317 TROSPER PL Owner: LEMAR INVESTMENTS LLC	
	Contractor Fee	\$65.00
	Administrative Expenses	\$353.54
	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$434.54
(8)	Location: 4604 SE 23RD ST Owner: HART KYLE AARON	
	Contractor Fee	\$180.00
	Administrative Expenses	\$353.54
	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$549.54
(9)	Location: 4016 PEARL WAY Owner: RANKIN JENNIFER A	
	Contractor Fee	\$380.00
	Administrative Expenses	\$353.54
	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$749.54
(10)	Location: 4701 SE 26TH ST Owner: DEL CITY FIRST CHURC OF THE NAZARENE	
	Contractor Fee.....	\$900.00
	Administrative Expenses	\$353.54
	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$1,269.54
(11)	Location: 4632 SE 26TH ST Owner: ENOS MARY RUTH MOSES LEZLI	
	Contractor Fee	\$685.00
	Administrative Expenses	\$353.54
	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$1,054.54
(12)	Location: 2400 EAGLE DR Owner: READY PLAYER 4 PROPERTIES LLC	
	Contractor Fee	\$275.00
	Administrative Expenses	\$353.54
	Mailings, photos, processing, copying, etc.....	\$16.00
	Total Expenses.....	\$644.54

- (13) Location: 2108 LINDA LN
Owner: POSEY CHRISTINE
Contractor Fee\$250.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$619.54
- (14) Location: 1700 KAREN DR
Owner: VERDE RENTALS LLC
Contractor Fee\$850.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$1,219.54
- (15) Location: 1908 INA MAE AVE
Owner: BMG PROPERTIES LLC
Contractor Fee\$385.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$754.54
- (16) Location: 2401 MCCRACKEN DR
Owner: BMG PROPERTIES LLC
Contractor Fee\$300.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$669.54
- (17) Location: 1809 INA MAE AVE
Owner: DUNN RONNIE
Contractor Fee\$400.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$769.54
- (18) Location: 2328 S MANSFIELD
Owner: NCG ENTERPRISES LLC
Contractor Fee\$340.00
Administrative Expenses\$353.54
Mailings, photos, processing, copying, etc.....\$16.00
Total Expenses.....\$709.54
- (19) Location: 3945 E FAIRVIEW ST

Contractor Fee	\$700.00
Administrative Expenses	\$353.54
Mailings, photos, processing, copying, etc.....	\$16.00
Total Expenses.....	\$1,069.54

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|-------------------------------------------------|----------|
| Contractor Fee | \$328.00 |
| Administrative Expenses | \$353.54 |
| Mailings, photos, processing, copying, etc..... | \$16.00 |
| Total Expenses..... | \$697.54 |

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|-------------------------------------------------|------------|
| Contractor Fee | \$1,185.00 |
| Administrative Expenses | \$353.54 |
| Mailings, photos, processing, copying, etc..... | \$16.00 |
| Total Expenses..... | \$1,554.54 |

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|-------------------------------------------------|----------|
| Contractor Fee | \$85.00 |
| Administrative Expenses | \$353.54 |
| Mailings, photos, processing, copying, etc..... | \$16.00 |
| Total Expenses..... | \$454.54 |

MOVED BY: FINCH SECOND: DEAN
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

MOVED BY: FINCH SECOND: TATOM
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

Discussion, consideration, possible action to approve or deny the purchase of a portable audio and visual cart for the Community Center for an amount not to exceed \$14,750. This

cart will allow for activities needing audio, visual, and microphone capabilities; authorize City Manager to endorse the same.

MOTION: TO AUTHORIZE CITY MANAGER TO PURCHASE A SOUND SYSTEM SIMILAR IN NATURE TO ITEM #11 NOT TO EXCEED \$14,750 AS SOON AS POSSIBLE.

MOVED BY: DEAN

SECOND: EASON

AYES: TATOM, DEAN, FINCH, AND MAYOR EASON.

NAYS: BROWNE

- Councilman Dean asked if this would solve all the problems because there is only one microphone and this is a lot of money. City Manager Hock explained this is a temporary solution to keep the Community Center going and we will look into future items to change to the full-size setup. Councilman Dean said that we will need multiple microphones so that should be included in this. Also feels like the prices on many of the things are pretty high. Councilwoman Browne believes we could find grants that would help us with this funding and feels like this purchase is not an emergency. Councilwoman Finch knows that if you use a sound system company it could cost hundreds of thousands of dollars. This wouldn't be a temporary fix but could be a portable fix to give the ability to move a PA system from one place to another. Councilwoman Browne asked what city events we have coming up and feel like money could be used better to get more help at community center as employees. Councilman Tatom said that the pricing is excessive from the research he has done especially the labor and freight pricing. City Manager Hock said this pricing is based on a statewide contract. Councilman Dean said that doesn't make a difference because the pricing is still high regardless of having that contract. Not saying that they are against it, they just want another price to show that the statewide contract isn't the best deal. Mayor Eason said that we aren't going to be able to buy pieces out of catalogue and have a person set them up and it works as well as if it's a package deal from a professional. Ron McCall is not going to argue with the pricing, but he does agree with the need to actually get this done. There are many organizations that are ready to have events but need a PA system in place and the need is now. Councilman Dean says we do need something done quickly. He would like to see it shopped and then a decision made. Mayor Eason said that this is the same information that they found when replacing sound system at the high school. Councilman Tatom says that everyone is in agreement we need to get something we just need to shop for a better price. Councilman Dean says perhaps mobile speakers would help. Councilwoman Browne strongly suggests we look at grants to help with funding. Mayor Eason said that we can look for grants for a permanent solution.

12. Expense – Street Striping Replacement- Action Safety Supply

Discussion, consideration, and possible action to approve, approve with modifications, or deny an expense to remove and replace existing street striping on SE 15th Street between Sunnyslane and Bryant for a cost not to exceed \$48,449.96. Will include crosswalks and

stop bars on the east leg of Bryant, all 3 legs of Townsend, and all 4 legs of Sunnylane.
Authorize Mayor and/or City Manager to endorse same.

MOTION: TO TABLE THIS ITEM

MOVED BY: DEAN SECOND: BROWNE
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

13. Council Input- None

15. Adjournment

MOTION: TO ADJOURN TO DCMSA AT 7:32 P.M.

MOVED BY: DEAN SECOND: TATOM
AYES: TATOM, DEAN, BROWNE, FINCH, AND MAYOR EASON.
NAYS: NONE

Approved this 6TH day of October 2025.

MINUTES
DEL CITY MUNICIPAL SERVICES AUTHORITY
REGULAR MEETING

September 15, 2025 – 6:00 P.M.
3701 SE 15th Street – City Hall

(Agenda posted on the council bulletin board at 5:00 p.m. on September 12, 2025.)

1. Call to order: at 7:33 PM. by Chairman Floyd Eason.

2. Roll Call:

In Attendance: Trustee's Scott Tatom, Michael Dean, Claudia Browne, Pam Finch, and Chairman Floyd Eason.

Absent: None

City Employees: Trust Manager JD Hock, Interim City Clerk Joseph Carroll, and City Attorney William Wheeler.

3. Public and Trustee Input:

- Public: None
- Trustees: None

4. Manager's Report: Nothing at this time.

5. Consent Docket

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

- A. Minutes of the regular meeting of DCMSA of September 2, 2025.
- B. Budget Amendment for FY 2025-2026, as shown in Exhibit A on the DCMSA agenda.

MOTION: TO APPROVE AS WRITTEN.

MOVED BY: FINCH

SECOND: DEAN

AYES: TATOM, DEAN, BROWNE, FINCH, AND CHAIRMAN EASON.

NAYS: NONE

6. Purchase – 4 Yard Containers- Roll-Offs USA

Discussion, consideration, and possible action to approve, approve with modifications, or deny purchase of (20) 4-yard side loader containers from Roll-Offs USA in an amount not to exceed \$14,835.00. Authorize Trust Chair and/or Trust Manager to endorse same.

MOTION: TO APPROVE AS WRITTEN; AUTHORIZE TRUST CHAIR AND/ OR TRUST MANAGER TO ENDORSE THE SAME.

MOVED BY: DEAN SECOND: TATOM
AYES: TATOM, DEAN, FINCH, AND CHAIRMAN EASON.
NAYS: BROWNE

- Councilwoman Browne asked how many do we have now? Interim Public Works Director Parrott said 2.

7. Purchase – Sanitation Truck- JX Truck Center

Discussion, consideration, and possible action to approve, approve with modifications, or deny a purchase of used 2017 Peterbilt 320 ASL Residential Sanitation Truck from JX Truck Center in an amount not to exceed \$90,000.00. Authorize Trust Chair to endorse same.

MOTION: TO APPROVE AS WRITTEN; AUTHORIZE TRUST CHAIR TO ENDORSE THE SAME.

MOVED BY: FINCH SECOND: DEAN
AYES: TATOM, DEAN, BROWNE, FINCH, AND CHAIRMAN EASON.
NAYS: NONE

- Councilman Tatom does this cost include travel to bring the truck back? City Manager Hock said that travel for pickup will be separate. Council Dean said it's a long way to drive a new used truck and asked if it can be shipped. Councilman Tatom also likes idea of it being shipped.

8. Purchase – 2026 Ford F450 Super duty Truck- Bob Moore Ford

Discussion, consideration, and possible action to approve, approve with modifications, or deny purchase of 2026 Ford 450 Super duty truck from Bob Moore Ford under Statewide Contract SW0035 for an amount not to exceed \$77,708.00. Authorize Trust Chair to endorse same.

MOTION: TABLE TO OCTOBER 6, 2025, COUNCIL MEETING.

MOVED BY: DEAN SECOND: TATOM
AYES: TATOM, DEAN, BROWNE, FINCH, AND CHAIRMAN EASON.
NAYS: NONE

- Mayor Eason asked why do we need this. Interim Public Works Director Parrott said to pull the track hoe.
- Councilman Dean asked if anyone who drives this will need a CDL. The F250 can tow the same amount.
- Councilman Tatom- you are using a repurposed fire vehicle, is it inadequate and why? City Manager Hock said the vehicle they are currently using has been surplused and is past its shelf life and far exceeds its life span.
- Mayor Eason said he is more interested in the trailer size.
- Councilman Dean if you get an F250 it will do the same as F450. Check with other places about cost of bed.
- Mayor Eason would like to check out equipment.
- Councilman Dean recommended getting an estimate for an F250 for the distance and low speed it will be used.

9. Trust Input- NONE

10. Adjournment

MOTION TO ADJOURN AT 7:50 P.M.

MOVED BY: DEAN

SECOND: BROWNE

AYES: TATOM, DEAN, BROWNE, FINCH, AND CHAIRMAN EASON.

NAYS: NONE

Approved this 6TH day of October 2025.