

**CITY OF ADA
REGULAR MEETING
JULY 19, 2021**

The Ada City Council met in a regular meeting, Monday, July 19, 2021 at 5:45 p.m., at Ada City Hall, in the Dr. Ray L. Stout City Council Chamber, 231 S. Townsend. Advanced public notice was given by posting the agenda on the City Hall bulletin board on Friday, July 16, 2021 at 2:15 p.m., and posting on the City of Ada web site Friday, July 16, 2021.

Councilmen Present: John Hargrave, Tre' Landrum, Randy McFarlin, Bryan Morris, Guy Sewell

Councilman Absent: None

The meeting of the Ada City Council was called to order by Mayor Tre' Landrum.

Mayor Landrum led the audience in the Pledge of Allegiance.

Mayor Landrum called for a moment of silence.

Discussion of and action on Consent Agenda

1. **Consideration of the Minutes (June 30, 2021 meeting).**
2. **Consideration of supplemental appropriations or transfer of appropriations within the General Fund budget.**
3. **Consideration of supplemental appropriations or transfer of appropriations within the Sub-Funds to the General Fund budget.**
4. **Consideration of supplemental appropriations or transfer of appropriations within the Special Revenue Funds budget.**
5. **Consideration of supplemental appropriations or transfer of appropriations within the Other Funds budget.**
6. **Consideration of receipt of committee/board recommendations and reports:**

Ada Airport Commission Minutes May 11, 2021

Joint Call-A-Ride Committee Minutes June 14, 2021

Tax Increment District Review Committee Minutes June 21, 2021

7. **Written reports from departments.**

Motion was made by **Councilman McFarlin**, seconded by **Councilman Sewell** to approve the Consent Agenda as presented. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Discussion of and action on items removed from the Consent Agenda

There were no items removed from the Consent Agenda.

Police Chief Carl Allen acknowledged Officer Phillip Vogt #221, with the Life Saving Award, in recognition of him being instrumental in the saving of a life. Chief Allen reported on March 18, 2021, Officer Phillip Vogt responded to a call at a local motel in which a 21-year-old female was not breathing, did not have a pulse and was unresponsive. Officer Vogt began lifesaving CPR procedures until rescue and EMS had arrived. Officer Vogt continued assisting EMS by doing chest compressions while they administered a drug, which counter acts the effects of narcotic class drugs. The female was transported to the Hospital where she later recovered.

Mayor Landrum presented the Life Saving Award to Officer Phillip Vogt,

Conduct a public hearing regarding the proposed creation of Increment District No. 1, City of Ada and the Shops at Ada Economic Development Project Plan

Mr. Nate Ellis, The Public Law Finance, addressed the Council, conducting a public hearing regarding the proposed creation of Increment District No. 1, City of Ada and the Shops at Ada Economic Development Project plan. Mr. Ellis answered questions presented by the Council Members and the Public in attendance.

There being no further discussion, Mayor Landrum closed the public hearing.

Discussion of and action on an Ordinance of the City of Ada, Oklahoma (the "City") approving utilization of apportioned tax revenues authorized by statewide vote adopting Article 10, Section 6c of the Oklahoma Constitution and implemented by the Local Development Act, 62 O.S. §850, et seq.; approving and adopting the Shops at Ada Economic Development Project Plan and expressing intent to carry out the Project Plan; ratifying and confirming the actions, recommendations and findings of the Review Committee and the Planning Commission; creating and establishing Increment District No. 1, City of Ada; designating and adopting the Increment District boundaries and the Project Area boundaries; adopting certain findings; reserving to the City the authority to make minor amendments to the Project Plan; authorizing the City Council of the City to carry out and administer the Project Plan; establishing a Tax Apportionment Fund; authorizing directions for prospective apportionment of tax increments; establishing an allocation of use for tax increments; declaring Apportionment Funds to be funds of the City and limiting the pledge of apportioned increments to increments actually apportioned by the City; authorizing the City Council of the City, or a public trust designated

thereby, to implement the Project Plan utilizing apportioned tax increments to pay or reimburse project costs directly and/or to issue bonds or notes, if feasible and desirable, to pay project costs and to retire said bonds or notes from apportioned tax increments; providing for severability; declaring an emergency; and containing other provisions related thereto.

(If passed, must consider Emergency Clause.)

Motion was made by **Councilman Sewell**, seconded by **Councilman McFarlin** to enact **Ordinance No. 21-12, an Ordinance of the City of Ada, Oklahoma (the "City")** approving utilization of apportioned tax revenues authorized by statewide vote adopting Article 10, Section 6c of the Oklahoma Constitution and implemented by the Local Development Act, 62 O.S. §850, et seq.; approving and adopting the Shops at Ada Economic Development Project Plan and expressing intent to carry out the Project Plan; ratifying and confirming the actions, recommendations and findings of the Review Committee and the Planning Commission; creating and establishing Increment District No. 1, City of Ada; designating and adopting the Increment District boundaries and the Project Area boundaries; adopting certain findings; reserving to the City the authority to make minor amendments to the Project Plan; authorizing the City Council of the City to carry out and administer the Project Plan; establishing a Tax Apportionment Fund; authorizing directions for prospective apportionment of tax increments; establishing an allocation of use for tax increments; declaring Apportionment Funds to be funds of the City and limiting the pledge of apportioned increments to increments actually apportioned by the City; authorizing the City Council of the City, or a public trust designated thereby, to implement the Project Plan utilizing apportioned tax increments to pay or reimburse project costs directly and/or to issue bonds or notes, if feasible and desirable, to pay project costs and to retire said bonds or notes from apportioned tax increments; providing for severability; declaring an emergency; and containing other provisions related thereto. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Motion was made by **Councilman Sewell**, seconded by **Councilman McFarlin** to invoke the emergency clause. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Public hearing and discussion of and action on an ordinance providing for the re-zoning of certain property within the City of Ada, Oklahoma, from C-2, General Commercial District, to A-2, Suburban District, and declaring an emergency for the following described property:

A tract of land in the SW/4 of NW/4 of Section 28, Township 4 North, Range 6 East of the I.B.M., more particularly described as follows:

The west 237' only of the following described property: a tract of land in the SW/4 of NW/4 of Section 28, Township 4 North, Range 6 East of the I.B.M., more particularly described as follows: commencing at the southwest corner of the NW/4 of said Section 28; thence N 89°36'48" E, along the south line of said NW/4, a distance of 797.40 feet to the point of beginning, thence N 00°14'27" E a distance of 146.07 feet; thence N 89°30'38" E a distance of 290.00 feet, thence S 00°14'24" W a distance of 146.59 feet; thence S 89°36'48" W a distance of 290 feet to the point of beginning, containing .97 acres, more or less.

This property is also known as 405 and 407 NW J.A. Richardson Loop.

(If passed, must consider Emergency Clause.)

City Manager Holcomb reported this was a rezoning request from Josh VanHorn, to rezone the described property for a medical marijuana grow facility in an existing structure. The City Manager explained the area proposed to be rezoned is only the west 237' of the property, with the east 53' remaining as C-2, General Commercial, with Mr. VanHorn's planning to use the east portion as a dispensary for the marijuana.

Mr. Holcomb discussed the issues of rezoning this property, and stated the 2020 Long Range Plan indicates this property is suitable for medium density residential uses. The City Manager advised City Staff did not recommend approval and the Planning Commission voted to deny the rezoning request.

Mr. Josh VanHorn discussed his rezoning application with the Council.

Following considerable discussion, a motion was made by **Councilman Morris**, seconded by **Councilman Hargrave** to table action on this rezoning request until the August 16, 2021 Council Meeting. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Discussion of and action on a resolution supporting continued participation in the Main Street Program in Ada, Pontotoc County, Oklahoma

Motion was made by **Councilman McFarlin**, seconded by **Councilman Sewell** to adopt **Resolution No. 21-11A, a resolution supporting continued participation in the Main Street Program in Ada, Pontotoc County, Oklahoma**. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Discussion of and action on approval of Agreement for Professional Services with Parkhill, Smith & Cooper, Inc. to prepare the Fiscal Year 2021 CDBG – COVID Grant application and administer project

Motion was made by **Councilman Hargrave**, seconded by **Councilman Morris** to approve Agreement for Professional Services with Parkhill, Smith & Cooper, Inc. to prepare the Fiscal Year 2021 CDBG – COVID Grant application and administer project. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Discussion of and action on acceptance of FAA Grant Offer for Airport Improvement Program Project No. 3-40-0001-019-2021 at the Ada Regional Airport and authorization for the City Manager to execute all documents relating to said grant

City Manager Holcomb reported the City had previously submitted an application to the FAA for federal assistance for improvements to the Ada Regional Airport Terminal Apron – Phase II Construction Project. Mr. Holcomb advised the Federal grant award is \$772,915.00, which is 100% of the project cost.

Motion was made by **Councilman Hargrave**, seconded by **Councilman Morris** to accept FAA Grant Offer for Airport Improvement Program Project No. 3-40-0001-019-2021 at the Ada Regional Airport and authorization for the City Manager to execute all documents relating to said Grant. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Discussion of and action on commitment of \$187,500.00 from Proposition 2 (Economic Development) funds as a cash match for the USDA 2021 RISE Grant Program application; commitment of funds contingent upon award of the grant

Mr. Holcomb informed the Council, Ada Jobs Foundation had requested the City commit matching funds for their application to the USDA Rise Grant, a match in the amount of \$187,500.00, from Proposition 2, Economic Development Fund.

Mr. Jim Eldridge, Ada Jobs Foundation, addressed the Council concerning the USDA 2021 RISE Grant Program.

Motion was made by **Councilman Sewell**, seconded by **Councilman McFarlin** to commit \$187,500.00 from Proposition 2, Economic Development funds as a cash match of the USDA 2021 RISE Grant Program application; commitment of funds contingent upon award of the grant. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Reports by City Manager and/or City Staff

City Manager Holcomb spoke about the success of the creation of the Tax Increment Finance District, believing it will add to our quality of life, and also to the City's sales tax collections.

Persons to be heard on any matter not on the agenda

Mr. Dewayne Dulin asked Council to consider incorporating a larger area for the Train to travel on within Wintersmith Park.

Mr. Donald Green, 1125 S. Johnston expressed his appreciation to the Council Members and their service to our community.

Motion was made by **Councilman McFarlin**, seconded by **Councilman Sewell** to recess the meeting of the Ada City Council. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Following the Ada Public Works Authority meeting, a motion was made by **Councilman Sewell**, seconded by **Councilman McFarlin** to reconvene the meeting of the Ada City Council. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Executive session for discussion of annual performance evaluation of the City Manager [as provided in Title 25 O.S. Section 307(B)(1)]

Motion was made by **Councilman Hargrave**, seconded by **Councilman Morris** to go into Executive Session for discussion of annual performance evaluation of the City Manager. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Council Members went into Executive Session at 7:14 p.m.

The Council Members returned to the Council Chambers at 9:01 p.m.

Motion was made by **Councilman Morris**, seconded by **Councilman Hargrave** to return from Executive Session. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Discussion of and action on Employment Agreement for City Manager

Motion was made by **Councilman Sewell**, seconded by **Councilman Hargrave** to approve Employment Agreement with City Manager Robert Cody Holcomb. Mayor Landrum called for a vote taken with the following result:

AYE: Hargrave, Landrum, McFarlin, Morris, Sewell

NAY: None

Motion Carried 5-0.

Adjournment

There being no further business to come before the Ada City Council, Mayor Landrum adjourned the meeting at 9:04 p.m.

Attest: Sally Pool, City Clerk

Tre' Landrum, Mayor