

**CITY OF ADA
REGULAR MEETING
NOVEMBER 4, 2019**

The Ada City Council met in regular session, Monday, November 4, 2019 at 5:45 p.m. at City Hall in the Dr. Ray L. Stout City Council Chamber. Advanced public notice was given by posting the agenda on the City Hall bulletin boards on Friday, November 1, 2019 at 2:35 p.m.

Council Members Present: Tre Landrum, Ben McFarlane,
Randy McFarlin, Bryan Morris

Council Members Absent: Guy Sewell

Mayor Landrum called the meeting to order at 5:45 p.m.

Mayor Landrum led the audience in the Pledge of Allegiance.

Mayor Landrum called for a moment of silence.

Mayor Landrum presented a "City of Ada" pin to a Boy Scout representing Troop 13 in attendance at the meeting.

Discussion of and action on Consent Agenda

- 1. Consideration of the Minutes (October 21, 2019 meeting).**
- 2. Consideration of receipt of committee/board recommendations and reports:**

Ada Airport Commission Minutes of September 10, 2019

Ada Metropolitan Area Planning & Zoning Commission Minutes of October 17, 2019

Ada Water Resources Board Minutes for May 13, 2019

- 3. Written reports from departments .**

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

AYE: Landrum, McFarlane, McFarlin, Morris

NAY: None

Motion carried 4-0.

Discussion of and action on items removed from the Consent Agenda

There were no items removed from the Consent Agenda.

Discussion of and action on appointment to the Ada Water Resources Board

City Manager Cody Holcomb reported the Ada Water Resources Board had requested the reappointment of Dick Scalf to serve another term on the Board, term expiring May 2022.

Motion was made by **Councilman McFarlin**, seconded by **Councilman Morris** to approve the reappointment of Dick Scalf to the Ada Water Resources Board. Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris

NAY: None

Motion carried 4-0.

Discussion of and action on appointments to the Cemetery Commission

The City Manager presented the names of Rich Putnam and Vicky Petete for reappointment to the Cemetery Commission.

Motion was made by **Councilman Morris**, seconded by **Councilman McFarlane** to approve the reappointment of Rich Putnam, term expiring May 2023, and the reappointment of Vicky Petete, term expiring May 2024. Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris

NAY: None

Motion carried 4-0.

Public hearing and discussion of and action on a resolution authorizing the use of certain property in an I-2, Light Industrial District within the City of Ada, for a Use Permitted on Review in an I-2, Light Industrial District, for a medical marijuana grow for the following described property:

The SW/4 of the SW/4 of the NE/4 of Section 16, Township 4 North, Range 6 East, Ada, Pontotoc County, Oklahoma.

This property is also known as 3900 North Broadway, Building No. 19.

City Manager Holcomb presented the request from Taylor Made Farms, Inc. for approval of a Use Permitted on Review for a marijuana growing facility in an existing building, in an I-2 Light Industrial District. The City Manager advised if approved, Taylor Made Farms, Inc. would open and operate a medical marijuana growing facility at 3900 North Broadway, Building No. 19 only.

Motion was made by **Councilman McFarlin**, seconded by **Councilman McFarlane** to enact **Resolution No. 19-22A, a resolution authorizing the use of certain property in an I-2, Light Industrial District within the City of Ada for a Use Permitted on Review in an I-2, Light Industrial District for a Medical Marijuana Grow.** Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris

NAY: None

Motion carried 4-0.

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 I-2, Light Industrial District, to C-2, General Commercial District, and declaring an emergency for the following described property:

A part of the SW/4 of the SW/4 of the NE/4 of Section 16, Township 4 North, Range 6 East, Ada, Pontotoc County, Oklahoma, more particularly described as follows:

0.56 Acre in SW/4, SW/4, NE/4 of Section 16, Township 4 North, Range 6 East, beginning at the SW corner of SW/4, SW/4, NE/4 thence north 133 feet; thence east 186 feet, thence south 133 feet, thence west 186 feet to the point of beginning.

This property is also known as 3900 North Broadway, Building No. 1.

(If passed, must consider Emergency Clause.)

Mr. Holcomb advised this is a request from Tammy Prentice and Vicki Wren to rezone a portion of the property at 3900 North Broadway known as Building No. 1, to allow for the operation of a medical marijuana dispensary. The City Manager advised the Planning and Zoning Commission has recommended approval of this request.

Motion was made by **Councilman Morris**, seconded by **Councilman McFarlane** to enact **Ordinance No. 19-13, an ordinance providing for the re-zoning of certain property within the City of Ada, Oklahoma, from I-2, Light Industrial District, to C-2, General Commercial District, and declaring an emergency.** Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris

NAY: None

Motion carried 4-0.

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

AYE: Landrum, McFarlane, McFarlin, Morris
NAY: None
Motion carried 4-0.

Discussion of and action on approval of Amendment No. 1 to Agreement for Services with LandPlan Consultants, Inc. to provide Landscape Architectural Services for the Main Street Improvements Project

City Manager Holcomb presented the Amendment No. 1 to the Agreement for Services with LandPlan Consultants, Inc., stating the scope of this Amendment is for improvements to Main Street from mid-block between Constant and Hope Avenue to North Oak. The Amendment allows the finalizing of the remaining bidding documents from 50% to 100% design/bid ready plans and specifications, providing bidding Phase services; and providing Construction Phase Services. City Manager Holcomb request of approval of the amending of the existing contract with LandPlan to finalize the remaining design, bidding and construction management services mid-block between Constant Avenue and Hope to North Oak Avenue in the amount of \$635,985.00.

Motion was made by **Councilman McFarlin**, seconded by **Councilman McFarlane** to approve Amendment No. 1 to Agreement for Services with LandPlan Consultants, Inc. to provide Landscape Architectural Services for the Main Street Improvements Project in the amount of \$635,985.00. Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris
NAY: None
Motion carried 4-0.

Discussion of services at the new Irving Community Center

The City Manager opened the discussion by referring to a letter received by Ms. Janice McAnally expressing the concerns by Senior Citizens concerning policies regarding the new Senior Citizens Center/Community Building. City Manager Holcomb asked Ms. McAnally to review her prepared questions with the Council.

Ms. McAnally, 316 W. 6th took the podium and read through the list of questions from her letter as followings:

- 1. What is the projected budget for the new center and how much of that money is set aside to provide senior meals including all costs such as hiring a cook? Why not let Southern Oklahoma Nutrition Program be in charge of furnishing the meals for Seniors in the new building? They have 30+ years experience of serving meals to Seniors and we are satisfied with their service. They would bring their own money and workers so there would be no cost to the City. Plus the city would actually collect money from Southern Oklahoma Nutrition Program for rent on the new building. A win-win situation for everyone including the taxpayers.**

2. **Why are you wanting to let people 55 to 60 years old eat at the Senior Center? We know that the powers-that-be have checked with Senior Centers in OKC and as far south as Texas to see what age people ate there and the activities offer. Have they ever checked with any Senior Center serviced by Southern Oklahoma Nutrition Program to see what programs are offered there? We are not OKC or Texas. We are Ada, OK.**

3. **Below is a list of some things the powers-that-be said we will have at the new center and our estimate of how many Seniors will use them:**
Painting/Ceramic Classes Room: Maybe 3 Seniors will use this room.
Computer Room: Some Seniors may use this room, but the same computer service is offered at the Ada Library for free. Why does the City of Ada need to pay for computers at both places?
Library: We have a public library already. Why would the seniors need a private library? We had a book exchange room at Irving which worked for us. It is not like OKC where you have to go 10 miles across town to go to the Library. In Ada you might have to go 10 blocks to the library.

4. **Do you care what the Ada Seniors want?**
If so, this WHAT THE SENIORS WOULD LIKE TO HAVE AT THE NEW BUILDING:
 1. **Senior meals provided by Southern Oklahoma Nutrition Program**
 2. **A work out/weight room.**
 3. **Game Room**

In conclusion, we Seniors feel betrayed by the very people we trusted to do the right thing. You invited the Seniors to the groundbreaking ceremonies for the new building and we turned out for you. Seniors were some of the first to turn shovel-fulls of dirt for the new building. Yet you have thrown that dirt into the faces of the very Seniors who voted you and voted in that 1-cent tax for maintenance of the new building. Please don't let unelected officials make decisions that will affect how Seniors will vote in the upcoming elections.

Assistant City Manager Angie Dean, and Irving Community Center Director, Janna Davis addressed the questions presented by Ms. McAnally.

Also speaking before the Council was Ms. Shawna Russell, stating her concern of the \$3.00 charge per meal.

Southern Oklahoma Nutrition Program Manager, Ms. Pat Peay addressed the Council, expressing disappointment they would not be moving to the new building. Ms. Peay provided information to the Council concerning their Program.

Others speaking in opposition did not provide their names.

Following the discussion with the Council, the Senior Citizens left the Council Chambers with verbal negative comments toward the Council.

Discussion of and action on a resolution establishing miscellaneous fees and charges as provided by the Code of Ordinances of the City of Ada, Oklahoma

City Manager Holcomb presented the resolution containing amendments requested by various departments, and also includes the new fees for the Irving Community Center.

Motion was made by **Councilman Morris**, seconded by **Councilman McFarlin** to adopt **Resolution No. 19-23A, a resolution establishing miscellaneous fees and charges as provided by the Code of Ordinances of the City of Ada, Oklahoma.** Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris
NAY: None
Motion carried 4-0.

Discussion of and action on a resolution approving an Agreement between the Ada Public Works Authority and McCall's Chapel School, Inc., relating to expansion of its operations within the City of Ada and authorizing the officers of the Authority to execute and deliver said Agreement and any other documents necessary for completion of the transaction

The City Manager reported McCall's Chapel School has plans to expand its operations and upgrade its facilities. Mr. Holcomb reported Ada Jobs Foundation had prepared an economic impact study and they recommend that McCall's Chapel School qualifies for Prop 2 Funds as an existing business that meets the criteria for the Ada Business Expansion and Investment Grant.

Mr. Jim Eldridge of Ada Jobs Foundation explained the situation at McCall's Chapel School and their need for assistance of \$35,518.00 disbursed from Prop 2 Funds on their behalf. Mr. Eldridge reported the economic impact analysis he had prepared found that McCall's Chapel School generate just over \$7,000.00 in Prop 2 each year or about \$35,000 over the five year term of the performance agreement.

Motion was made by **Councilman McFarlane**, seconded by **Councilman McFarlin** to adopt **Resolution No. 19-24A, a resolution approving an Agreement between the Ada Public Works Authority and McCall's Chapel School, Inc., relating to expansion of its operations within the City of Ada and authorizing the officers of the Authority to execute and deliver said Agreement and any other documents necessary for completion of the transaction.** Mayor Landrum called for a vote taken with the following result:

AYE: Landrum, McFarlane, McFarlin, Morris
NAY: None
Motion carried 4-0.

Reports by City Manager

Public Information Director, Lisa Bratcher, reported the Santa Stroll, the Lighting of Wintersmith Park would occur on Monday, November 25th. Also there would be additional activities in the Wintersmith Lodge.

Ms. Bratcher also reported Police & Fire Departments were collecting items on behalf of PAWS. Ms. Bratcher encouraged citizens to donate.

City Manager Holcomb stated this would be the last Council meeting in the Council Chamber until the renovation is complete, and future meetings would be held in the City of Ada West Annex beginning with the November 18th meeting. As well, City Court will be held in the new renovated area of City Hall beginning on Monday, November 18th.

Persons to be heard on any matter not on the agenda

There were no persons to be heard on any matter not on the agenda.

Adjournment

There being no further business to come before the Ada City Council, Mayor Landrum adjourned the meeting and requested members reconvene as the governing body of the Ada Public Works Authority.

Attest: Sally Pool, City Clerk

Tre' Landrum, Mayor