

February 22, 2022

The Board of County Commissioners of Creek County (BOCC) met in Regular Session on Tuesday, February 22, 2022 at 9:00 a.m., date and time duly posted.

Item #1: Meeting was called to order at 9:00 a.m. by Chairman, Newt Stephens Jr. Roll Call Stephens present, Warner present, Whitehouse present.

Item #2: Statement of compliance with open meetings act-Chairman.

Item #3: Commissioner Stephens led the Pledge of Allegiance and Invocation.

Item #4: Motion was made by Warner and seconded by Whitehouse to approve correcting the January 3, 2022 minutes items #9 - 15 changing Smith votes to Whitehouse as Aye. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye. Motion was made by Warner and seconded by Whitehouse to approve the minutes of February 14, 2022. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #5: Motion was made by Warner and seconded by Whitehouse to approve February Monthly Reports from Election Board and Court Clerk; Transfers \$26,917.25 from 1321-2-8213-2005 Silver City FD M&O FY2021-2022 to 1321-2-8213-4110 Silver City FD Capital Outlay FY2022; \$20,000.00 from 001-1-1700-1210 Assessor Reval FICA Assessor FY2021-2022 to 001-1-1700-1110 Assessors Reval Payroll Assessor FY2022; \$60,000.00 from 001-1-1700-2005 Assessor Reval M&O Assessor to 001-1-1700-1110 Assessor Reval Payroll Assessor FY2022; Blanket Purchase Orders #4668 - 4725; Purchase Orders # 2021-2022 911 Phone CELL PHONE SERVICE 4560 Verizon Wireless 84.56; COMPUTER SUPPLIES/PARTS 3652 CASTLECOM LLC 44.78; General null 4607 Symmetry Energy Solutions LLC 1678.54; CCSO DEPUTY RADARS 4166 MPH INDUSTRIES 1999.00; CCSO VEHICLE REPAIRS 4364 Midtown Auto & Diesel Repair Inc 490.75; 4557 BRISTOW TIRE & AUTO SERVICE 335.00; CELL PHONE SERVICE 4568 Verizon Wireless 2282.88; COMPUTER/EQUIP 4490 Amazon Capital Services 89.98; CONTRACT SERVICES 3236 OSU CO-OP EXT SERVICE 13333.33; COPIER CHARGES 3577 Standley Systems 148.06; CREMATION 3901 GREEN HILL FUNERAL HOME 200.00; 4085 GREEN HILL FUNERAL HOME 200.00; 4113 GREEN HILL FUNERAL HOME 200.00; CREMATION SERVICE 4177 GREEN HILL FUNERAL HOME 200.00; Dog food 1883 K9 UNLIMITED 60.00; HARD DRIVE 4565 Amazon Capital Services 893.94; IT Support 1232 CASTLECOM LLC 280.00; Law Books & Services 3074 Thompson Reuters- West 348.10; 3081 Thompson Reuters- West 2292.78; MAINTENANCE 4548 PRO OVERHEAD DOOR INC 455.00; MAINTENANCE AGREEMENT 3211 XEROX BUSINESS SOLUTIONS SOUTHWEST 50.00; MISC ITEMS 4487 Print Shop LLC 119.00; Network Services 4514 COX BUSINESS 1076.50; NOTARY BOND RENEWAL 4618 SECRETARY OF STATE 20.00; OPEN/CLOSE GRAVE 4485 CITY OF SAPULPA 425.00; PARTS 4196 JOHN DEERE FINANCIAL 57.86; PARTS & SUPPLIES 4416 KPS STRIPING 495.00; PARTS, SUPPLIES, & SERVICE 145 CASTLECOM LLC 90.00; PEST CONTROL 3926 EMCO TERMITE & PEST CONTROL INC300.00; POSTAGE MACHINE RIBBON 4562 OME CORPORATION LLC 194.00; Server Maintenance 3687 CASTLECOM LLC 368.00; SERVICE 3099 U S Cellular 92.82; 3204 PATRIOT SECURITY SYSTEMS INC 15.00; 3242 A-1 REFUSE 18.00; Supplies 3095 JOHN DEERE FINANCIAL 4.58; 3508 JOHN DEERE FINANCIAL 1058.00; 4504 QUILL CORP 183.96; SUPPLIES 4200 MERRIFIELD OFFICE SUPPLIES 114.18; 4233 Amazon Capital Services 146.70; 4425 MERRIFIELD OFFICE SUPPLIES 190.00; 4488 Print Shop LLC 60.00; SUPPLIES AND SERVICE 3980 Elder Water Consulting Inc 165.00; TECH SUPPORT416 CASTLECOM LLC 1512.07; TRAVEL 3630 Myers, Randi 243.53; 3646 Self, Nancy 335.89; 3647 Toothman, Olivia 223.93; Utilities 4577 CITY OF SAPULPA 1086.11; 4581 O N G 1055.19; UTILITIES GAS SERVICES 4507 O N G 822.97; UTILITY 4579 EAST CENTRAL ELECTRIC COOP 335.00; 4583 EAST CENTRAL ELECTRIC COOP 290.00; Video Camera/Parts/Supplies/Etc 4475 Amazon Capital Services 99.98; WATER 3398 FIZZ-O WATER COMPANY 15.90; Highway CULVERTS 2472 FENSCO INC 3277.20; EQUIPMENT 4574 Bob Copeland 4000.00; Gravel 4197 ANCHOR STONE COMPANY 40448.78; PARTS/SUPPLIES 2203 WELDON PARTS-TULSA 635.77; 2462 P&K EQUIPMENT 341.76; 3708 MHC KENWORTH - Tulsa 470.25; PUBLICATION 4528 SAPULPA DAILY HERALD 110.00; SIGNS 4380 Print Shop LLC 48.50; UTILITY 4291 A T & T 234.27; Hwy-ST CDL Employee Query Plan 4510 Whitehouse, Jarrod 25.00; EQUIPMENT 4374 GRAINGER INC 603.34; Fuel 3897 LIONEL HARRIS OIL CO INC 19554.77; OFFICE SUPPLIES 3726 UniFirst Holdings Inc 151.50; PARTS 4512 ALL AMERICAN REBUILDERS 720.00; Parts & Labor 2599 HOLT TRUCK CENTERS 920.55; 3749 WARREN CAT 280.95; PARTS & SUPPLIES 3732 DRUMRIGHT TIRE 297.00; PUBLICATION 4465 SAPULPA DAILY HERALD 28.10; Repairs 4495 RCS ELECTRIC, INC 330.60; ROAD MATERIAL 4191 THE QUAPAW COMPANY 7478.52; ROAD MATERIALS 3740 DUNHAM ASPHALT SERVICE INC 9595.24; SIGNAL LIGHT 4317 SIGNALTEK 30.00; Tires 4576 DIRECT DISCOUNT TIRE 2512.40; UTILITY 4361 O G & E 68.13; Jail-ST ANNUAL INSPECTION 814 FIRETROL 881.00; 817 FIRETROL 184.00; 819 FIRETROL 675.00; CCJ PLUMBING SERVICES 4483 MORRISON SUPPLY COMPANY 810.49; CCJ VEHICLE REPAIRS 754 Midtown Auto & Diesel Repair Inc 177.91; CELL PHONE SERVICE 4559 Verizon Wireless 432.80; DRUG TESTING 793 XPRESS WELLNESS LLC 65.00; GLOVES 4571 WESTLAKE ACE HARDWARE OK-020 65.65; INMATE SUPPLIES 4505 CHARM TEX 1343.30; INSPECTION 2692 FIRETROL 173.36; JAIL CLEANING SUPPLIES 4497 MERRIFIELD OFFICE SUPPLIES 375.21; NATURAL GAS 4605 Symmetry Energy Solutions LLC 2096.19; TECH SUPPORT 419 CASTLECOM LLC 1512.08; UTILITIES ELECTRIC SERVICE 4567 O G & E 62.86; 4570 O G & E 3265.83; 4572 O G & E 140.44; UTILITIES WATER 4569 CITY OF SAPULPA 2277.06; Juv Dent-ST CELL PHONE SERVICE 4566 Verizon Wireless 42.28; JUVENILE DETENTION 4506 MERRIFIELD OFFICE SUPPLIES 195.41; Laundry Service 4489 Advantage Laundry Systems 208.50; Network Services 4561 COX BUSINESS 1651.39; TECH SUPPORT 414 CASTLECOM LLC 1512.07; TIRES/REPAIRS 506 BRISTOW TIRE & AUTO SERVICE 65.60; UTILITIES ELECTRIC SERVICE 4558 O G & E 1003.93; Resale NOTARY APPLICATION 4586 OK NOTARY DISCOUNT ASSOC CO 129.00; PIKEPASS FEE 3596 OTA PIKEPASS CENTER 1.15; SERVICE 2025 Verizon Wireless 37.25; TEMPORARY EMPLOYEE 4203 DYNAMIC RECRUITING SPECIALIST 848.25; SH Commissary Commissary 4012 TIGER CORRECTIONAL 2897.11; SH Svc Fee EMAIL HOSTING 3642 CASTLECOM LLC 200.00; FOOD FOR INMATES 4005 TIGER CORRECTIONAL 4698.22; IT Support 3828 CASTLECOM LLC 492.50; MEDICAL SERVICES/JAIL 2478 Turn Key Health Clinics LLC 30170.35; Video Camera/Parts/Supplies/Etc 4404 CASTLECOM LLC 4988.00; Tax Refunds TAX CORRECTION 101 Robert D Ivy 52.00; 102 JOHNNIE E OR KARLA WRIGHT 51.00; 103 Corelogic Inc 154.00; Trash Cop null 4606 ATWOODS 102.83;. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #6: NO DISCUSSION of new business. (In accordance with the Open Meetings Act, Title 25 O.S. §311, new business is defined as any matter not known about or which could not have been reasonably foreseen within 24 hours of time of posting agenda.)

Item #7: Motion was made by Warner and seconded by Whitehouse to sign **Resolution#2022-27** rezoning request CCZ-2067 and lot split CCLS 2794-Sydeny Turner per recommendations of CCPC. Rezoning from Agricultural District to Residential Manufactured Home District to allow lot split and manufactured home. Tract 1 will contain 1.5 acres more or less and meet all requirements of Residential Manufactured Home District. Tract 2 will contain 1 acre more or less and meet all requirements of Residential Manufactured Home District. There have been no comments. The CCPC recommended approval on 2/15/22, along with the Planning Office. Applicant is present. Property located at 18810 S.

337th W. Avenue Bristow, OK.-Wendy Murray, Planner. Murray stated applicant wants to have manufactured home next to parents. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #8: Motion was made by Warner and seconded by Whitehouse to sign **Resolution#2022-28** rezoning request CCZ-2068-Third Son Rev Trust per recommendations of CCPC. Rezoning from Agricultural to Light Residential to allow a single-family dwelling. Tract contains 1 acre more or less and meet all requirements of Light Residential District. This property has never been developed and has had five previous owners. The new owner would like to bring property into county compliance. There have been no comments. The CCPC recommended approval on 2/15/22, along with the Planning Office. Applicant is present. Property located at W. 153rd St. S. Kiefer, OK.-Wendy Murray, Planner. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #9: Motion was made by Warner and seconded by Whitehouse to sign **Resolution#2022-29** rezoning request CCZ-2069-Colten Rhoades per recommendations of CCPC. Rezoning from Agricultural to Commercial District to allow commercial use. Tract contains 1.45 acres more or less and will meet all requirements of Commercial District. In 1975 property was rezoned for a mobile home park. I have researched the files and what information it contained was incomplete. The property has been vacant since 2012 and once had a diesel mechanic shop running out of it for 20 years. The nephew would like to have his gutter cleaning business utilize the property. This will bring the property into county compliance. With my research Murray stated the grandfather did everything correct in the past filings. There have been no comments. The CCPC recommended approval on 2/15/22, along with the Planning Office. Applicant is present. Property located at 6829 Frankoma Road Sapulpa, OK.-Wendy Murray, Planner. Applicant Rhoades stated we would be utilizing the property for storage of our gutter cleaning business. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #10: Motion was made by Warner and seconded by Whitehouse to allow a continuance on rezoning request CCZ-2066 AAB Engineering requests approval of rezoning from Agricultural District to Light Residential District to allow a single-family dwelling subdivision, "Rustling Oaks Estates", located at S. 129th W. Avenue and W. 71st St. S. Sapulpa, until 4-4-22 to address concerns brought by the Planning meeting and the TAC meeting. Murray spoke to the Board this is a 65-acre track that would be extending the zoning of Rustling Oaks Subdivision II totaling 116.66 total acres. Containing 141 lots, 10 blocks and three reserves. It would have multiple entrances. 18 lots would have road frontage requiring curb and guttering. At the 2/15/22 Planning meeting several concerns from neighbors were stated water service, waste water and increased traffic. The CCPC denied request on 2/15/22. The Representative is here today to speak to the Board. Jason Mohler, Engineer for Rustling Oaks spoke to the Board. There were several concerns/issues stated at the Planning Commission, we need time to do some research, I ask for a continuance of one month to do this research. There was discussion of the 45-day maximum allowance per statute. We want to diligently address the concerns and are flexible to make whatever work stated Mohler. There was discussion of the process of notifying the neighbors, reposting the signage and working to stay within statute time requirement. Murray asked that the cost of notifications and sign be paid by applicant, Mohler agreed. Stephens stated that some of these concerns were addressed in the TAC meeting. We have more problems than just the road congestion. We have water infrastructure issues with the water and this could create an issue for first responders fighting fire and the water pressure of other residents. How this will be affected or handled is my biggest concern. We have to look at the other hazards that this could create as well. The Water Department through that red flag out during the TAC meeting, so some issues were known about prior to meeting. Mohler stated they will work with the water department and see what can be done with the traffic issues, this is beyond the plat. Stephens went through Moore's options of withdrawing and starting over addressing concerns, this gives you more time to do your research. If the Board denies the request you have to wait one year, before a new request can be made. Mohler stated they would like to stick with the continuance and work on addressing the current concerns and come back to the 4/4/22 meeting with possible answers, at this time. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #11: Discussion and possible action to consider case CCP-2021-03; Applicant, AAB Engineering, requests approval of preliminary plat for a subdivision, "Rustling Oaks Estates", containing approximately 141 lots, 10 blocks, and 3 reserves on 116.66 acres m/l located at S. 129th W. Avenue and W. 71st St. S. in Sapulpa. This item was addressed along with Item #10 allowing a continuance until 4/4/22.

Item #12: Motion was made by Warner and seconded by Whitehouse to sign **Resolution#2022-30** correcting Resolution#2021-166-Dwight Wollenschager, which contained a typo in the legal description. Wendy Murray, Planner stated that

the surveyor had made an error in the legal description. Vote as follows:
Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #13: Motion was made by Stephens and seconded by Warner to approve BKL Engineers Architects to design a partial roof replacement for the Creek County Courthouse and provide general bid specs and to be paid out of the Use Tax Account. Stephens spoke to the Board about the current and on-going issues with the Courthouse roof. We have had leaks that we have patched and patched. We are at a point where it just needs to be replaced the cooper roof just has too many issues. Glen Musser, Project Manager has been working with BKL on options. Stephens advised the Board on the mold issue that we had last week with the fourth floor. The restoration company has come out and taken care of that issue, but if we do not fix the roof, we will continue to have other problems. The design cost estimate is \$23,900.00 for BKL to put together. The Board had further discussion of possible cost of roof replacement, we have about 5,000 sq ft of roof to replace. Musser stated a standard sheet of metal is roughly \$515.00, this price has doubled over the last year and a half. We currently have issues on the 4th floor and Law Library. We have an air quality test scheduled today to ease minds that there is no mold issue throughout the building. There was further discussion of what type of roof that needs to be placed on the courthouse. The current roof was built in late 1970. Stephens stated this is something we cannot ignore and needs to be replaced; I suggest that we utilize the Use Tax Account to get this project done. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #14: Motion was made by Stephens and seconded by Whitehouse to sign Proclamation for Creek County Farm Bureau Week for February 21 through 25, 2022. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #15: Motion was made by Whitehouse and seconded by Stephens to accept **Bid#22-4 One or More, New or Used Dump Truck** and award to Bruckner's Truck & Equipment for a 2015 Mac Day Cab VIN#1M1AN09Y2FM021268 in the amount of \$85,900.00. Whitehouse stated he has already looked at the truck and it is a good price and good truck. There was discussion of this bid being one or more, does it state they have another truck available. Whitehouse stated this was the only one stated by vendor. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #16: Motion was made by Stephens and seconded by Warner to let for **Bid#22-5 One or More New or Used Service Truck for Creek County** to be opened 3/7/22. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #17: Motion was Warner and seconded by Whitehouse to let for **Bid#22-6 One or More Self-Contained High-Pressure Water and Foam Fire suppression Systems for Creek County** to be opened 3/7/22. The Board discussed the County operating the unit to assist in fires. Stephens stated he has already told Emergency Management they would have to start carrying Bunker Gear in their trucks to assist with fires, if needed. We would provide the training for Emergency Management and they would maintain the liability and upkeep of equipment. There was further discussion of what the equipment to aide in and the benefits for the county. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #18: Motion was made by Stephens and seconded by Whitehouse to sign **Resolution#2022-31** surplussing fourteen various black office chairs and HP W2072A Monitor Serial #CNC348Q4LC, HP LA2205WG Monitor Serial #3CQ221B2L7, Acer LCD Monitor Serial #24100754785, HP LE2201W Monitor Serial # CNK93504LV, and HP LE22001W Monitor for the County Clerk's Office and **Resolution#2022-31A** disposing of the same to be transferred to Kellyville Fire Department. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #19: Motion was made by Warner and seconded by Whitehouse to approve Utility Permit from Oklahoma Natural Gas Company per County Specs for natural gas pipeline, by boring, size of line ¾", to cross W. 81st St. S. approximately 2.39 miles N. & 1.48 miles W. of US-44 & SH-97, further described as 530' W. of the S.E. corner of Section 9, T18N, R11E and the N.E. corner of Section 16, T18N, R11E in District #2. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.

Item #20: Discussion and possible action regarding the American Recovery Plan 2021 funds directed to Creek County by the federal government. **(1) DISCUSSION ONLY/NO ACTION** to consider using ARPA Funds on road and bridge projects. Stephens stated he has confirmed with Pete that since the funds are under general revenue replacement there are no regulations that have to be met, as long as we are doing our smaller crossings. Now, if we do any over 20', there will be some regulations that have to be done. I am still reviewing the final contract and will send out to the Board once it is executed. Then you can start working on designs, I think we will be moving forward here pretty quickly on projects. **(2)** Motion was made by Warner and seconded by Whitehouse to approve the use of ARPA Capital Outlay Funds to purchase an Ultra High-Pressure Skid Unit for a UTV from EJ Metals LLC, in the amount not to exceed \$17,440.00 and approving the transfer \$17,440.00 from 1566-1-2000-1110 ARPA 2021 Salary Commissioners FY2021-2022 to 1566-1-

2000-4110 ARPA 2021 Capital Outlay Commissioners FY2022. Project #1566-6.1-2700-4110-2. Jacob Pilgram spoke to the Board, we have researched this with Jana looking at Buy Boards and all purchasing cooperatives, with list price of \$22,977.00. We found a local vendor that could beat the cooperative price. We are confident in what we have reviewed and what we have here in front of us today as a quote. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye. **(3) DISCUSSION ONLY/NO ACTION** to consider using ARPA funds for the EOC building. Stephens presented the Board with the designs from BKL on the EOC Building and the options that have been prepared. We started this back in August and now we have received the information. BKL has met with officers for storage, Election Board and reviewed the downtown district compliance. Stephens stated he likes design 1 better than others with the front parking options. There was discussion that we can make some alterations if needed within the designated spots. Warner asked if we could consider a 911 dispatch call center somewhere in the current design. We wouldn't need a huge area, but enough for 5-6 dispatchers and an office or so. Joe Thompson, Under Sheriff stated if the Board would like to discuss what would be needed for the center, they are more than happy to assist. Stephens, Warner and Musser all reviewed the design and Musser will work on drawing and bring back before the Board.

Public Comment: NONE

Adjournment: Motion was made by Stephens and seconded by Whitehouse at 10:24 a.m. to adjourn and meet again 2-28-22. Vote as follows: Stephens - Aye, Warner - Aye, Whitehouse - Aye.