



April 04, 2016

The **REGULAR** meeting of the **CHICKASHA MUNICIPAL AUTHORITY** was held in the council chambers in city hall on the 4th day of April 2016, as specified by advance public notice with a properly prepared agenda stating the subject matter or matters to be discussed at said meeting. Mayor Ross called the meeting to order at 6:00 p.m.

**ITEM 1.**                    **Call to Order / Roll Call**

**CHAIRMAN AND TRUSTEES**

**PRESENT:**                Hank Ross, Mayor  
                                John Toland  
                                Kimberly Loggins  
                                Phylis Steelman  
                                Mike Sutterfield  
                                Howard Carpenter  
                                Jerry Pittman  
                                Blake Elliott

**STAFF**

Alan Guard, Manager  
Lena Smith, Asst. City Manager  
Tom Frailey, Attorney  
Steve Chapman, Park and Recreation Director  
Gina Snedeker, Finance Director  
Tina Smith, City Clerk  
Brian Zalewski, Fire Chief  
Stewart Steele, Police Chief  
Susan Jones, Executive Assistant  
Kathleen Easley, Community Development Director  
Jim McClain, Public Works Director  
Lillie Huckaby, Library Director

**ITEM 2.**                    **Consent Docket: ITEM 2a through ITEM 2e.**

**ITEM 2a.**                    **Consider approving the minutes of the March 07, 2016 regular meeting.**



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dock at Chickasha Lake.

**ITEM 2e. Consider authorizing staff to solicit bids for the roof at the 12<sup>th</sup> and Pennsylvania Lift Station**

The roof at the 12<sup>th</sup> and Pennsylvania Lift station was severely damaged in one of recent previous ice storms.

Staff is seeking approval to solicit bids for this project.

A rough estimate for this project is \$12,000.00

**Staff Recommendation:** Authorize staff to solicit bids for repairing the roof to the 12<sup>th</sup> and Pennsylvania Lift Station.

\*Motion by Trustee Elliott, second by Trustee Sutterfield to approve Consent Docket: ITEM 2a through ITEM 2e.\*

Roll call vote:

“Ayes:”	Elliott, Carpenter, Pittman, Loggins, Steelman, Toland, Ross and Sutterfield
“Nays:”	None
“Abstain:”	None
Motion carried.	8-0

**ITEM 3. Discussion / Approval of Items Removed from Consent Docket:**

No action taken on ITEM 3

**ITEM 4. Consideration and Discussion:**

**ITEM 4a. Consider selling Lots 6, 8, 9 Block 9 East Side Addition to Mr. Fred Givens.**

Mr. Fred Givens would like to purchase Lots 6, 8, and 9 Block 9 of the East Side Addition currently owned by the city. Mr. Givens owns Lots 1-5, 7 and 10-12 Block 9 East Side

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Addition. The city acquired the property from Grady County in 1992. Mr. Givens has made an offer of \$300 for this purchase.

Council requested staff prepare a checklist for determining selling of city land.

1) Is the person requesting the property proposing to build/rebuild?	2) No
3) If yes, does the person requesting land/ waiver experienced with building/construction?	4) n/a
5) Is it a buildable lot?	6) Yes
7) Is it in the floodplain?	8) Yes
What is the size of the lots?	3,000 square feet each
Is the property adjacent to the person requesting the land?	Yes

**Staff Recommendation:** Staff recommends selling Lots 6, 8 and 9 of Block 9 of the East Side Addition to Mr. Fred Givens for the amount of \$300.

\*Motion by Trustee Loggins, second by Trustee Elliott to authorizing staff on selling Lots 6,8,9 in Block 9 East Side Addition to Mr. Fred Givens. \*

Roll call vote:

“Ayes:” Carpenter, Pittman, Loggins, Steelman, Toland, Ross, Sutterfield and Elliott  
“Nays:” None  
“Abstain:” None  
Motion carried. 8-0



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\*Motion by Trustee Sutterfield, second by Trustee Loggins to approve renewing contract between Chickasha Municipal Authority and Chris Jarvis for the use of the Old Packing Plant on Tryon Road. \*

Roll call vote:

“Ayes:” Loggins, Steelman, Toland, Ross, Sutterfield, Elliott, Carpenter and Pittman  
 “Nays:” None  
 “Abstain:” None  
 Motion carried. 8-0

**ITEM 4d. Consider reducing City of Chickasha liens for new property owner.**

William Wilkerson has purchased the property next to his home at 619 S. 6th from the county auction, which has city liens including:

\$ 2,347.72	demolition of dilapidated structure
\$ 121.28	high weeds and grass
\$ 296.13	high weeds and grass
\$ 580.03	high weeds and grass
\$ 3,345.16	Total

Mr. Wilkerson requests the city release the liens and proposes to pay \$400.00. He is planning to build a garage on the property for his personal use.

Council requested staff prepare a checklist for determining city land donation/lien waiver. Staff proposes the following criteria for determining whether to release said liens:

9) Is the person requesting the property/lien waiver proposing to build/rebuild?	10) Yes – garage only
11) If yes, does the person requesting land/ waiver experienced with building/construction?	12) n/a – not building house for sale or lease
13) Is it a buildable lot?	14) Yes
15) Is it in the floodplain?	16) No
What is the size of the lot?	12,375 square feet
Is the property adjacent to the person requesting donation/waiver?	Yes

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**Staff Recommendation:** The liens placed on the property were due to negligence of the former owner prior to county taking the property for nonpayment of taxes. The current owner has been mowing the land even before he owned the land to keep the property maintained. Staff recommends accepting the reduced lien payment in the amount of \$400.

\*Motion by Trustee Sutterfield, second by Trustee Elliott to reduce City of Chickasha liens for new property owner. \*

Roll call vote:

“Ayes:”	Steelman, Toland, Ross, Sutterfield, Elliott, Carpenter, Pittman and Loggins
“Nays:”	None
“Abstain:”	None
Motion carried.	8-0

**ITEM 4e. Consider declaring an emergency and authorize final payment to Haynes Equipment for the installation of the compactor at the Wastewater treatment plant.**

Parts for repairing the compactor at the Wastewater Plant were approved on the November 2, 2015 Council meeting. Included in the CAF was a notice that there would be an additional cost of approximately \$13,000.00 for labor and any other parts that were missed during the ordering process.

The compactor is part of the Compliance Evaluation Inspection reported by ODEQ.

Haynes Equipment has completed this work for \$13,021.15

**Staff Recommendation:** Declare emergency and authorize payment \$13,021.15 for completed repairs to the compactor at the wastewater treatment plant to Haynes Equipment.

\*Motion by Trustee Carpenter, second by Trustee Loggins to declare an emergency and authorize final payment to Haynes Equipment for the installation of the compactor at the Wastewater treatment plant. \*

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Roll call vote:

“Ayes:” Toland, Ross, Sutterfield, Elliott, Carpenter, Pittman, Loggins and  
Steelman  
“Nays:” None  
“Abstain:” None  
Motion carried. 8-0

**Motion to Adjourn**

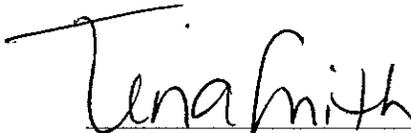
Mayor Ross reported no further business and that the meeting was adjourned.

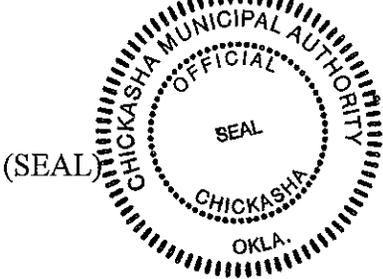
TIME: 6:07 P.M.

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Hank Ross, Mayor

ATTEST:

  
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Tina Smith, Secretary



Approved this 18<sup>th</sup> day of April, 2016.