



# Piedmont City Council

## NOTICE OF MEETING

### Regular Meeting Agenda

Monday, January 24, 2022 -6:30 PM  
Piedmont City Hall – Council Chambers  
314 Edmond Road NW

Kurt Mayabb ..... Mayor  
Kevan Blasdel ..... Mayor Pro-Tem, Ward One  
Ron Cardwell ..... Ward Two  
Ryan Austin Redus ..... Ward Three  
Jonathan Hisey ..... Ward Four  
Melissa Ashford ..... Ward Five  
  
Mark B. Roath ..... City Manager  
Michael Segler ..... City Attorney  
Jennifer Smith ..... City Clerk

#### I. CALL TO ORDER

*Announce the presence of a Quorum*

#### II. ROLL CALL

#### III. INVOCATION & PLEDGE OF ALLEGIANCE

*All matters listed under the Consent Agenda are considered to be routine by the Board and will be enacted by one motion. There will not be separate discussions of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

#### IV. CONSENT AGENDA

- A. Approval of the Special Meeting Minutes of January 4, 2022. **(Pg. 5)**
- B. Income Statement **(Pg. 13)**
- C. Encumbrance Report **(Pg. 20)**
- D. Check Approval Register **(Pg. 25)**
- E. Accept and Place on file 2021 Routine Bridge Inspection Report for the City of Piedmont prepared by MKEC Engineering Inc. *(Mark B. Roath, Interim City Manager)* **(Pg. 44)**
- F. Accept and Place on file Addendum A to DEQ Consent Order Case No. 21-132 *(Mark B. Roath, Interim City Manager)* **(Pg. 125)**
- G. Approve Addendum to the City Force Enterprise Software Agreement. *(Scott Garnand, Community Development Director)* **(Pg. 130)**

- H. Approve IntellaVault Annual Service Agreement for cloud storage. *(Scott A Singer, Chief of Police)* **(Pg. 153)**
- I. Approve the purchase of a 2022 Ford F250 Crew Cab from John Vance, Guthrie, Oklahoma, via State Contract, in an amount not to exceed \$35,071.40. *(Joshua Johnston, Public Works Director)* **(Pg. 160)**
- J. Approve Request to install “Deer Crossing” signs on Edmond Road starting at 2300’ from Mustang Road and Continuing East. *(Kurt Mayabb, Mayor)* **(Pg. 167)**
- K. Approve and Declare Certain City Equipment as Surplus. *(Jennifer Smith, City Clerk/Treasurer)* **(Pg. 169)**

## **V. ITEMS REMOVED FROM CONSENT AGENDA**

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## **VI. PRESENTATIONS AND AWARDS**

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- A. Presentation of the Employee of the Year Award. *(Kurt Mayabb, Mayor and Mark B. Roath, Interim City Manager)* **(Pg. 171)**

## **VII. CITIZENS COMMENTS**

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*Residents may address City Council regarding an item that is listed and not listed on the Agenda. Residents must provide their name and address. City Council requests that comments be limited to five (5) minutes unless the Presiding Officer grants additional time.*

## **VIII. PUBLIC HEARING**

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*All person’s interested in Items D and F under Scheduled Business shall have an opportunity to be heard.*

### ***--MOTION TO OPEN PUBLIC HEARING***

--Discussion, and possible action, on Ordinance \_\_\_ Amending the Zoning Ordinance of the City of Piedmont, Oklahoma, by Rezoning 5580 Mustang Road from A-1 to RE (lot split).

--Discussion, and possible action, on Ordinance \_\_ prohibiting the use of Compression Release Engine Braking within the Corporate Limits.

### ***--MOTION TO CLOSE PUBLIC HEARING***

## **IX. SCHEDULED BUSINESS**

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- A. Discussion, and possible action, on directing City staff to officially notify Mark and Phil, LLC that a portion of Makenzie Trail in Shenandoah I was not accepted by the City of Piedmont as a Public Street. *(Kurt Mayabb, Mayor)* **(Pg. 172)**
- B. Discussion, and possible action, on Development Impact Fees. *(Kurt Mayabb, Mayor)* **(Pg. 173)**
- C. Discussion, and possible action, on keeping Chickens within the City of Piedmont. *(Kurt Mayabb, Mayor)* **(Pg. 174)**

- D. Discussion, and possible action, on Ordinance \_\_\_ Amending the Zoning Ordinance of the City of Piedmont, Oklahoma, by Rezoning 5580 Mustang Road from A-1 to RE (lot split). (*Scott Garnand, Community Development*) (Pg. 177)
- E. Discussion, and possible action, on Identifying Potential Streets to Designate as a Truck Route within the Corporate Limits. (*Scott Garnand, Community Development Director*) (Pg. 181)
- F. Discussion, and possible action, on Ordinance \_\_ prohibiting the use of Compression Release Engine Braking within the Corporate Limits. (*Scott A. Singer, Chief of Police and Michael Segler, City Attorney*) (Pg. 182)
- G. Discussion, and possible action, on the Reinforced Concrete Box (RCB) at Edmond Road involving the Mustang Road Reconstruction Project. (*Jason Brinley, Brinley Engineering*) (Pg. 184)
- H. Discussion, and possible action, on a Proposal Agreement for Construction Management and Inspection Services for the Mustang Road Reconstruction Project from Smith Roberts Baldischwiler LLC in an amount not to exceed \$55,721.54. (*Jason Brinley, Brinley Engineering*) (Pg. 188)
- I. Discussion, and possible action, on Establishing a Public Works Building Committee. (*Mark B. Roath, Interim City Manager*) (Pg. 197)
- J. Discussion, and possible action, on Request for Qualifications (RFQ) for City Attorney Services. (*Kurt Mayabb, Mayor*) (Pg. 199)
- K. Discussion, and possible action, on appointments to Boards and Committees. (*Kurt Mayabb, Mayor*) (Pg. 204)

## **X. NEW BUSINESS**

*Any matter not known or which could not have been reasonably foreseen prior to the time of posting the agenda in accordance with Title 25, Sec. 311.9 Oklahoma Statutes.*

**--RECESS COUNCIL MEETING**

## **XI. CONVENE AS PIEDMONT MUNICIPAL AUTHORITY**

*Majority of a Quorum required for approval. (Pg. 205)*

**--ADJOURN PMA**

**--RECONVENE COUNCIL MEETING**

## **XII. CITY MANAGER'S REPORT**

## **XIII. REMARKS AND INQUIRIES BY MAYOR AND CITY COUNCIL**

#### **XIV. ADJOURNMENT**

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#### **XV. CERTIFICATION**

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*In reviewing and responding to any agenda item, the City Council may, in whole or in part, adopt, approve, conditionally approve, ratify, deny, defer, amend, strike or continue any agenda item. When more information is needed to act on an item, the City Council may refer the matter to the City Manager, to the City Attorney, or to a board or commission for additional study. Items may be deferred or continued indefinitely or to a specific date or stricken from the agenda entirely.*

*The Mayor and City Council request that all cell phones and pagers be turned off or set to vibrate. Members of the audience are requested to step outside the Council Chambers to respond to a page or to conduct a phone conversation.*

*The Piedmont City Hall is wheelchair accessible. Sign interpretation or other special assistance for disabled attendees must be requested 48 hours in advance by contacting the City Clerk's Office at (405) 373 -2624.*

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*I certify that this Notice of Meeting was posted on this \_\_\_ day of \_\_\_, 2022 at \_\_\_\_\_ a.m. / p.m. as required by law in accordance with section \_\_\_\_\_ of the Oklahoma Statutes and that the appropriate news media was contacted. As a courtesy, this Agenda is also posted on the City of Piedmont website [www.piedmont-ok.gov](http://www.piedmont-ok.gov)*

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**Jennifer Smith, City Clerk**



Piedmont Municipal Authority  
**NOTICE OF MEETING**

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- Mark B. Roath ..... City Manager
- Michael Segler ..... City Attorney
- Jennifer Smith ..... City Clerk

**I. CALL TO ORDER**

*Announce the presence of a Quorum*

**II. ROLL CALL**

**III. CONSENT AGENDA**

*All matters listed under the consent agenda are considered to be routine by the city council and will be enacted by one motion. There will not be separate discussion of these items, If discussion is desired, that item will be removed from the Consent agenda and will be considered separately.*

- A. Approval of Special Meeting Minutes of January 4, 2022. **(Pg. 208)**
- B. Income Statement **(Pg. 211)**
- C. Check Approval Register **(Pg. 215)**
- D. Accept and Place on file Addendum (A) to DEQ Consent Order Case No. 21-132. *(Mark B. Roath, Interim City Manager) (Pg. 221)*

**IV. ITEMS REMOVED FROM CONSENT AGENDA**

**V. CITIZENS COMMENTS ON AGENDA AND NON-AGENDA ITEMS**

*Residents must provide their name and address. Council requests that comments be limited to five (5) minutes.*

**VI. SCHEDULED BUSINESS**

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- A. Discussion, and possible action, on PMA water service connection to Gordon’s Hollow Subdivision. *(Kurt Mayabb, Mayor) (Pg. 226)*
- B. Discussion, and possible action, on Development Impact Fees for the Water System. *(Kurt Mayabb, Mayor) (Pg. 227)*
- C. Discussion, and possible action, on General Release and Settlement Agreement between Larchmont Farms, LLC and the Piedmont Municipal Authority. *(Ray Jones, Attorney-at-Law) (Pg. 228)*
- D. Discussion, and possible action, on application by Robert Francisco, located at 4420 Trails End Street, N.E., Piedmont, Oklahoma 73078, for three (3) individual water taps. *(Mark B. Roath, Interim City Manager and Joshua Johnston, Public Works Director) (Pg. 237)*
- E. Discussion, and possible action, on Resolution No. \_\_ of the Piedmont Municipal Authority Ratifying and Amending Moratorium Prohibiting Connection to the Piedmont Utility System to Service Property not Within the Limits of the City of Piedmont; Prohibiting Increase in Size of Existing Taps; Providing for Disconnection of Dormant Accounts; and Prohibiting Splitting of Services. *(Michael Segler, Board Attorney) (Pg. 246)*

**VII. NEW BUSINESS**

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*Any matter not known or which could not have been reasonably foreseen prior to the time of posting the agenda in accordance with Sec. 311.9, Title 25 Oklahoma State Statues.*

**VIII. MANAGER’S REPORT**

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**IX. REMARKS AND INQUIRIES BY TRUSTEES**

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**X. ADJOURNMENT**

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**XI. CERTIFICATION**

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*In reviewing and responding to any agenda item, the Board of Trustees may, in whole or in part, adopt, approve, conditionally approve, ratify, deny, defer, amend, strike or continue any agenda item. When more information is needed to act on an item, the Board of Trustees may refer the matter to the Manager, to the Board Attorney, or to a board or commission for additional study. Items may be deferred or continued indefinitely or to a specific date or stricken from the agenda entirely.*

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**Jennifer Smith, City Clerk**