

**MEETING OF THE CITY COUNCIL
GEORGE FINA MUNICIPAL BUILDING - 314 EDMOND ROAD NORTHWEST
Monday, December 17, 2012 6:30pm**

MEMBERS PRESENT: Mayor Valerie Thomerson, Councilman Donnie Robinson, Councilman Albert Gleichmann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage

ABSENT None

STAFF PRESENT: City Manager Jim Crosby, City Clerk/ Treasurer Jennifer Smith, Attorney Mike Segler, Community Development Director Wade Harden, City Engineer Joe Davis, Secretary Mary Ramsey

1. **CALL TO ORDER** – Mayor Valerie Thomerson called the City Council meeting to order at 6:30pm.
2. **ROLL CALL** – City Clerk / Treasurer Jennifer Smith called roll. There was a quorum present. There were approximately 30 citizens in the audience.
3. **FLAG SALUTE** – Flag Salute was led by John Bickerstaff
4. **INVOCATION** – Invocation was led by Jerry Dickerson
5. **PRESENTATION/PROCLAMATIONS/OATHS/APPOINTMENTS**
 - a. Appointment of Ben Oldham to the Library Municipal Board.

Mayor Valerie Thomerson appointed Ben Oldham to the Library Municipal Board.

Councilman Donnie Robinson made a motion to accept the appointment of Ben Oldham. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gleichmann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

6. **CONSENT AGENDA** - All items on the consent agenda are non-controversial and may be approved by one motion for items.
 - a. Approval of Minutes for the City Council Meeting on November 26, 2012.
 - b. Approval of Blackboard Connect Contract.
 - c. Approval of Memorandum of Understanding 2012-2013.

- d. Acceptance of Maintenance Bond #601034520 for the Sanitary Sewer Improvement Project from 7th Street (Stout Drive) to 1st Street.
- e. Approval of Agreement with Southwestern Bell Telephone Company (AT&T).
- f. Recognition/Approval of Purchase Order/Disbursements for the City (Claims List).
- g. Recognition/Approval of November Financial Statements.

Councilman Vernon Woods asked for items c,e, and f to be pulled.

Mayor Pro Tem Larry Gage made a motion to approve items a,b,d & g. It was **seconded** by Councilman Donnie Robinson.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

7. CONSIDERATION OF ITEMS REMOVED FROM THE CONSENT AGENDA

Item c – Councilman Vernon Woods asked if the officer is at the school now. City Manger Jim Crosby explained, an invoice has been sent to the School System and they have agreed to pay 50% of the officer's salary. The Memorandum of Understanding in the past has been between the Police Department and the School System and that was an error. The Memorandum of Understanding has to be between the School and the City of Piedmont. That is why this item is before the Council.

Councilman Vernon Woods made a motion to approve item c. It was **seconded** by Councilman Donnie Robinson.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

Item e –

Councilman Vernon Woods asked what is the purpose of the contract between the City of Piedmont and AT&T. City Attorney Mike Segler explained the purpose of the contract is to clarify the services currently provided by AT&T are not cable services according to the FCC. If the services were labeled as cable services then AT&T would be required to pay the City of Piedmont a franchise fee. The current ruling from the FCC it is not a cable service. AT&T is agreeing to pay the equivalent of a franchisee fee in turn the City of Piedmont will not file a law suit against AT&T.

Councilman Charles Coffman made a motion to approve item e. It was **seconded**

by Councilman Donnie Robinson.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, and Mayor Pro Tem Larry Gage.

NAYE: Councilman Vernon Woods

Item f –

Councilman Vernon Woods asked about checks written to ISG. City Clerk Jennifer Smith explained that the City no longer has anyone on staff to oversee computer needs. ISG is used for all computer needs. Councilman Vernon Woods explained that he thinks the City is paying too much for these types of services.

Councilman Vernon Woods asked about the Christmas light ceremony had all of the bills come in yet on the event. City Clerk Jennifer Smith explained most of the bills have been turned in, there may be one or two invoice yet to come in.

Councilman Vernon Woods noted that an ad was placed in the newspaper for \$678.00 feels the expense is too much, advertising in the wrong paper.

Councilman Albert Gliemann asked about checks to Cherry Trucking for dirt to fill Cistern.

Community Development Director Wade Harden explained it was a safety concern and for the cost they saw it best to go ahead and fill the hole.

Councilman Albert Gliemann asked about repairs made to 2005 Ford truck.

City Manager Jim Crosby explained it is an old truck and was in need of some repair.

Councilman Charles Coffman made a motion to approve item f. It was **seconded** by Councilman Albert Gliemann.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

8. **HEARING OF CITIZENS** - Topics to include those items **not listed in the agenda.**

None

9. **BUSINESS ITEMS** –

Mayor Thomerson chose to address item F. first.

f. **DISCUSSION, CONSIDERATION, AND POSSIBLE ACTION ON WAIVING BUILDING PERMIT AND APPLICABLE FEES FOR THE VETERAN'S BUILDING.**

Leon Myers addressed the Council asking for relief on the building permit, water and sewer tap, inspection fees on the Veteran building the community is working on. Also requesting reduced rates on water and trash. Would like these items discussed at reduced fee because precedence has been set before with other organizations.

Councilman Albert Gliemann asked about why the group is asking for fees from the Board of Adjustments to be lifted. Are you expecting to have issues?

Leon Myers explained that the group is hopeful they will not have issues but are being cautious.

Councilman Albert Gliemann, Charles Coffman, and Mayor Pro Tem Larry Gage all have some concern with the reduction in water and trash services but are open to looking at the options.

Councilman Vernon Woods is not okay with not charging for items that have a hard cost back to the City such as a water tap. Collect on the City's true cost on those types of items. Okay with items 1-6, and need to recoup the actual cost to the city, he is not okay with the reduction in water and sewer.

Discussion continued about the details of the building and its location. Group would like to be charged only for trash and water usage, billed once or twice a year.

Council would like to look at the precedence that has been set and then revisit the item. Would like for the City Attorney to look at what has been done for other organizations and look at the item again.

Councilman Albert Gliemann made a motion to table the item. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

Mayor Valerie Thomerson called for a 10 minute break at 7:07 pm.

City Council meeting reconvened at 7:20 pm.

a. **DISCUSSION, CONSIDERATION AND POSSIBLE ACTION TO APPROVE THE HIRING OF A LOBBYIST FOR THE CITY PIEDMONT AND ALLOW PRESENTATION FROM APPLICANTS.**

City Council heard presentations from:

Government Consulting Solutions – Mike Fina GCS President
Capitol Decisions Inc. (CDI) – John Reskovic
Oklahoma Capitol Strategies LLC – Reed Grant

Discussion occurred among the Council on each proposal.

Mayor Pro Tem Larry Gage made a motion to accept Government Consulting Solutions as the Lobbyist firm for the City of Piedmont. It was **seconded** by Councilman Vernon Woods.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

b. **DISCUSSION, CONSIDERATION AND POSSIBLE ACTION ON LETTER REQUESTING A MEETING WITH THE PIEDMONT SCHOOL DISTRICT SUPERINTENDENT AND SELECTION OF REPRESENTATIVES.**

City Manager explained the letter in the Agenda packet, explained that the Council needs to select a date and time for the meeting and any changes that need to be made to the letter.

Councilman Donnie Robinson made a motion to approve the letter, Councilman sign the letter and send it to the School Board with a meeting date of January 15, 2013. It was **seconded** by Mayor Pro Tem Larry Gage.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

Meeting took a break at 8:20 pm.

Meeting reconvened at 8:32 pm.

c. **DISCUSSION, CONSIDERATION AND POSSIBLE ACTION ON ACCEPTANCE OF PROPOSAL FROM WOODS & SONS PAVING, INC. FOR ROAD WORK ON WASHINGTON AVE W BETWEEN PIEDMONT ROAD AND CEMETERY ROAD AND WATERLOO ROAD AND THAT WE ENTER INTO AN INTERLOCAL AGREEMENT WITH CANADIAN COUNTY.**

Councilman Vernon Woods expressed his concerned that if the City considers any contracts over \$50,000 we are subject to a lawsuit unless we follow the Open Bid law.

Councilman Charles Coffman explained that this type of agreements allow the City of Piedmont to benefit from the County cost structure. The County can get items at a better price because they order in bulk. Costs are looked at every 6 months.

Councilman Vernon Woods wants projects to go out to bid.

City Attorney Mike Segler explained that the State Law requires bidding it does not require that each City do the bidding. Cities such as Piedmont can benefit from using vendors on an approved list. Item has already been addressed by ordinance and the City of Piedmont is allowed to do this.

Councilman Vernon Woods expressed more concerned about the number of documents all with different numbers. Cost of services appear to be generic.

City Manager Jim Crosby explained that finally agreements with cost for services would be presented to the Council before any project went forward. Currently the City of Piedmont is using resource from the County.

City Engineer Joe Davis explained that the information is based upon a realm of numbers, the following documents are follow up from conservation that where had during the November City Council meeting. If the Council would like to go with the Interlock agreement all documents have to be approved by the Council and the County Commissioners.

Discussion continues about the details of the project, accepting this item allows for the road repair to begin in May once school is out. Confirmation was given that this item has nothing to do with numbers or cost and that the item will come before the Council again before any repairs on the road are to begin.

Councilman Donnie Robinson made a motion to approve the Interlocal agreement with Canadian County for the base and hard surface as presented by Triad Engineer for Washington Street between Piedmont Road to the Candice Dr. Then finish the road from Candice Dr. to Cemetery Rd. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gleichmann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

Councilman Albert Gleichmann made a motion that one mile east of Piedmont Rd on

Waterloo be included on the Interlocal agreement. It was **seconded** by Donnie Robinson.

The Vote was;

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman.

At this point Councilman Woods ask to discuss this item. It had already been voted on by majority of the council. Mayor Thomerson asked that they continue the vote or the motion needs to be withdrawn.

Councilman Albert Gliemann withdraws his motion that one mile east of Piedmont Rd on Waterloo be included in the Interlocal agreement and Councilman Donnie Robinson withdraws his second.

Councilman Donnie Robinson made a motion to repair one mile of road on Waterloo Rd. between Mustang and Sara Rd and add to the Interlocal agreement. It was **seconded** by Council Albert Gliemann.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

- d. **DISCUSSION AND POSSIBLE ACTION ON ORDINANCE 581 AMENDING THE CITY OF PIEDMONT CODE OF ORDINANCES BY AMENDING SECTIONS 5-801 THROUGH 5-803 AND ADDING SECTIONS 5-804 THROUGH 5-819 TO PROVIDE FOR REGULATION OF PLACEMENT, CONSTRUCTION AND MODIFICATION OF MINI WIND ENERGY CONVERSION SYSTEMS AND SMALL WIND ENERGY CONVERSION SYSTEMS; DETERMINING PROPER ZONING; RESTRICTING TOWER HEIGHT; REQUIRING A PERMIT AND APPLICATION PROCESS; REQUIRING LIABILITY INSURANCE; PROVIDING A PROCESS FOR REMOVAL AND IMPOSING A PENALTY FOR VIOLATIONS; PROVIDING FOR REPEALER AND SEVERABILITY; AND DECLARING AN EMERGENCY.**

Community Development Director Wade Haden explained that the original ordinance was presented to the City Council on November 26, 2012. The Council asked for 10 revisions to be made to the ordinance. Those changes were made and the ordinance was presented to the Planning Commission on December 10, 2012. The Planning Commission accepted the ordinance with the changes with the exception of the 1 acre lot size. Staff does support the change as drafted. There is a limit on height of towers at 165 feet; there is also a set back requirement of 110% and a conditional use permit.

Councilman Charles Coffman made a motion to approve Ordinance. It was **seconded** by Councilman Vernon Woods.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: Councilman Albert Gleichmann

Councilman Charles Coffman made a motion to declare an emergency for the Windmill Ordinance. It was **seconded** by Councilman Vernon Woods.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gleichmann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

e. **DISCUSSION, CONSIDERATION, AND POSSIBLE ACTION ON APPROVAL OF RESOLUTION 12-17-2012A ADOPTING OF THE 2030 COMPREHENSIVE PLAN.**

Councilman Charles Coffman made a motion for discussion of item e. It was **seconded** by Councilman Donnie Robinson.

Councilman Vernon Wood made a motion to approve item e. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gleichmann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

g. **NEW BUSINESS –**

a. **Unplanned Items – Requires 4/5ths Majority to Declare “New Business.”**

None

MOTION TO RECESS TO PIEDMONT MUNICIPAL AUTHORITY

Councilman Donnie Robinson made a motion to recess Piedmont City Council meeting. It was **seconded** by Councilman Albert Gleichmann.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

h. PIEDMONT MUNICIPAL AUTHORITY

MOTION TO ADJOURN TO RECONVENE TO REGULAR CITY COUNCIL MEETING

Mayor Pro Tem Larry Gage made a motion to reconvene City Council meeting. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

MOTION TO RECESS TO EXECUTIVE SESSION

Councilman Albert Gliemann made a motion to recess City Council meeting for the Executive session. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

i. EXECUTIVE SESSION

a. DISCUSSION AND CONSIDERATION OF THE CITY MANAGER'S PERFORMANCE AS REQUIRED BY CONTRACT. [25 OS sec. 307(B)(1)]

Executive session was held.

No action.

Councilman Donnie Robinson made a motion to extend City Council meeting past 10:00 pm. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

MOTION TO ADJOURN TO RECONVENE TO REGULAR CITY COUNCIL MEETING

Councilman Donnie Robinson made a motion to reconvene regular City Council meeting. It was **seconded** by Councilman Charles Coffman.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None

j. **COUNCILMEMBER COMMENTS-**

Councilman Albert Gleichmann commented that there was list of roads listed in the newspaper on road that are to be repaired with the Bond issues. He wanted clarification if the information was provided by the City.

Mayor Valerie Thomerson explained that the City did not provide the list of roads to the paper and encouraged the Councilman to get in touch with the Editor of the paper.

k. **ADJOURN –**

Councilman Donnie Robinson made a motion to adjourn meeting at 10:23 pm. It was **seconded** by Mayor Pro Tem Larry Gage.

The Vote was:

AYE: Councilman Donnie Robinson, Councilman Albert Gliemann, Councilman Charles Coffman, Councilman Vernon Woods and Mayor Pro Tem Larry Gage.

NAYE: None



Mayor, Valerie Thomerson



Secretary, Mary Ramsey