**GROVE CITY COUNCIL**

**REGULAR MEETING**

**TUESDAY, FEBRUARY 17, 2015**

**6:00 PM**

The Grove City Council met in regular session on Tuesday, February 17, 2015 at 6:00 PM with Mayor Marty Follis presiding. Members present were Ed Trumbull, Don Nielsen, Marty Dyer and Ivan Devitt. Also present was City Manager, Bill Keefer; Attorney, Brandon Watkins; Assistant City Manager, Debbie Bottoroff; City Treasurer, Lisa Allred; Public Works Director, Jack Bower and City Clerk, Bonnie Buzzard.

**PUBLIC COMMENTS**:

Mr. Richard Allen commended the Street Department and City crews on the clearing of the street with the recent ice/snow removal.

Ms. Nancy Edwards, Program Coordinator of the Bridges of Hope of Delaware County addressed the Council to introduce her program, and to report that they are offering to the community the opportunity to understand the mindset of poverty; and to see how her organization can offer education, guidance and encouragement to empower those in poverty to make new choices and achieve financial independence. Edwards noted that the “Bridges Out of Poverty Program” is scheduled for March 5th at the Methodist Church.

**PUBLIC HEARING**:

Follis opened the floor for a Public Hearing to take public comments regarding a request from the Satuski Corp, dba Grove Dental Associates to rezone the following described property:

**General Location of property:** Property located on the east side of Grove Dental Associates, 2209 S. Main, Grove, OK between Grove Dental Associates’ building and the Lowe’s detention pond.

At 6:07 PM Dyer made the motion to open the Public Hearing as described. Seconded by Devitt. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried. Bottoroff reported that this property is currently zoned R-2 Two-Family Residential District, the property owner is requesting to re-zone the property to C-3 Highway Commercial and Commercial Recreation District for possible construction of an addition to the existing Dental Clinic. James Perryman – Representative of the Grove Dental Associates addressed the Council to report that no immediate plans are designed for this particular piece of property at this time other than to be used for possible expansion to the existing facility. No other comments were heard. At 6:10 PM Trumbull made the motion to close the Public Hearing. Seconded by Devitt. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Follis then opened the floor for a Public Hearing to take public comments regarding a request from the Hulse Family Trust to rezone the following described property:

**General Location of property:** Property located on the east side of U.S. Highway 59 across from Grand Lake Glass, and between Terry Lane and E 63rd Street, and the contiguous property located along the north side of E 63rd Street, Grove, OK. At 6:17 PM Trumbull made the motion to open the Public Hearing as described. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried. Bottoroff reported that a portion of the property is currently zoned C-3 Highway Commercial and a portion of the property is currently zoned R-1 Single-Family Residence, the property owner is requesting to re-zone the property to LFR – Lake Front Resort. Property owner, Doug Hulse addressed the Council to report that he has no set plans at this time for this property, however; he presented a concept of his preliminary plans which included mini-cabins and an event center. The Council and Staff entertained questions, comments and concerns from the following individuals:

1. Diane Kelly – 1431 NW 55th Street – expressed opposition against the rezoning
2. David Pierce – 1431 NW 55th Street – expressed opposition against the rezoning
3. Frank Houck – 1408 Bayshore Drive – expressed opposition against the rezoning, and
4. Ed Trumbull read a letter in its entirety from resident Mr. Bill Miller – 1415 N 55th Street expressing his opposition against the rezoning of LFR and suggested that it be made a PUD (Planned Unit Development)
5. Dave Claggett – Chairman of the P&Z Board

Bottoroff responded to the comments made in Millers letter by saying that a PUD is only an overlay of the property and that it is not a particular zoning classification. The proposed rezoning discussion last for approximately 30 minutes, which included questions, comments and concerns from the Staff and Hulse. Bottoroff reported that a total of twenty-eight (28) notices were sent out with four responses ‘in favor’ being received and four (4) responses ‘not in favor’ of the request being received. At 6:49 PM Devitt made the motion to close the Public Hearing. Seconded by Trumbull. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Devitt made the motion to approve the minutes from the previous meeting. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Devitt made the motion to approve the purchase order register. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Follis opened the floor for discussion with respect to approval of a Resolution of Support for Grove Public Schools to the call for the March 3, 2015 bond election. Follis read the proposed Resolution in its entirety. Grove Superintendent, Sandy Coaly addressed the Council to express her appreciation for their continual support to the Grove Public Schools. Devitt made the motion to approve the Resolution of Support as presented. Seconded by Dyer. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Trumbull made the motion to approve an Ordinance amending Chapter 4 – District Regulations of the City of Grove Zoning Regulations upon recommendation from the Planning & Zoning Commission. Seconded by Dyer. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Devitt made the motion to approve an Ordinance to re-zone the property described from the Public Hearing for the Satuski Corp., dba Grove Dental Associations upon recommendation from the Planning & Zoning Commission. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Devitt made the motion to approve an Ordinance to re-zone the property described from the Public Hearing for the Hulse Family Trust upon recommendation from the Planning & Zoning Commission. Seconded by Dyer. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Trumbull made the motion to approve an Agreement with the Grove Sports, Inc. for the youth softball and baseball facilities located at the Sports and Recreation Complex. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Follis opened the floor for discussion with respect to an Administrative Order issued to the property owner of 205 Anchor Road on November 4, 2014, to remove a structure and clean the property. Bottoroff reported that shortly after the Administrative Order went out the property owner Glenn Pattison contacted the City Staff and advised that this was his mother’s property, and that she was deceased. Pattison agreed that he would clean the property up but he preferred not to demolish the mobile, he would repair it to code and use it as a rental. Bottoroff indicated that some progress has been made on the clean-up around the mobile, but the project is not complete. Pattison was not present to entertain questions from the Council and Staff. Dyer made the motion to extend the Administrative Order for an additional thirty (30) days and after the expiration of that time if the property is not up to code then authorize the issuance of citation(s) to the property owner. Seconded by Trumbull. AYE: Trumbull, Nielsen, Dyer and Follis. NAY: Devitt. Motion carried.

Follis then opened the floor for discussion with respect to an Administrative Order issued to the property owner of 4 West 3rd Street (Grand Lake Family Fellowship) on November 4, 2014, to secure and clean up the property and complete repairs to comply with City Code. Bottoroff reported that some progress has been made on the clean-up around the structure, and the building has been secured, but the roof repair is not complete. No representative from the Grand Lake Family Fellowship was present to entertain questions from the Council and Staff. Trumbull made the motion to extend the Administrative Order for an additional thirty (30) days and after the expiration of that time if the property is not up to code then authorize the issuance of citation(s) to the property owner. Seconded by Dyer. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Follis opened the floor for discussion with respect to the bids received for a single supplier on asphaltic materials for the second half of the fiscal year. Bower reported that the Staff advertised for bids for this supplier and received the following bids:

1. APAC - Central, Inc.:
   1. 1999 ODOT Specifications:
      1. Type A Hot Mix F.O.B. $No Bid per ton
      2. Type B Hot Mix F.O.B. $54.00 per ton
      3. Type C Hot Mix $61.00 per ton
   2. Pro-Line Cold Mix Asphalt
      1. Bulk $No bid per bag
      2. 10# bags $No Bid per bag
2. Longan Construction Company:
   1. 1999 ODOT Specifications:
      1. Type A Hot Mix F.O.B. $51.50 per ton
      2. Type B Hot Mix F.O.B. $57.50 per ton
      3. Type C Hot Mix $62.50 per ton
   2. Pro-Line Cold Mix Asphalt
      1. Bulk $98.50 per ton
      2. 10# bags $No Bid per bag

Bower added that it is Staff recommendation that the Council accept both bids with Longan being the primary supplier of hot mix Type B&C, and the secondary supplier being APAC Central depending upon availability. Bower entertained questions, comments and concerns from the Council. Dyer made the motion to approve Staff recommendations and accept both bids with Longan being the primary supplier of hot mix Type B&C, and the secondary supplier being APAC depending upon availability. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Dyer made the motion to approve a Resolution amending the 2014/2015 fiscal year budget. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Devitt made the motion to approve a Letter of Agreement with Aha Consulting for Website Design. Seconded by Dyer. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Follis opened the floor for discussion with respect to a bid from the Southwest City Volunteer Fire Department to purchase an Emergency Management Ambulance that had been previously designated as a surplus vehicle. Keefer reported that Robert Real - Delaware County Emergency Management recently received an offer from the Southwest City Volunteer Fire Department to purchase the old ambulance in the amount of $1,200. Keefer noted that it is Staff recommendation to sale the surplus unit to the Southwest City Volunteer Fire Department as presented. Nielsen made the motion to authorize the sale of the old surplus ambulance as presented. Seconded by Dyer. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

Trumbull made the motion to approve the purchase of an asphalt milling (planer) attachment through State Contract #SW190 and as provided for in the 2014/2015 Street Department Capital Budget. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.

**CITY MANAGERS REPORT**:

Keefer commended the Street Department crews for their excellent work they done on clearing the streets during the recent weather. Bower added a special thanks to the Building & Grounds crew that assisted, and the three GMSA employees that came in for relief.

**WARD REPORTS**:

Trumbull, Nielsen and Devitt all commended the Street Department crew for their dedicated work on the road clearing with the recent weather.

Follis commended Keefer and Staff on the great job they have done on marketing the fishing tournaments in Grove. Follis noted that they have added six (6) additional tournaments to the list this year. Bottoroff added that she will be advertising them on the marquees.

Follis asked for an update on the signalization located at Lowes. Bower reported that the light is working off a timer.

Dyer asked if the City had any idea of how the compressed natural gas sales will affect the city budget. Keefer indicated that it is too early to tell at this point. The station is getting great utilization.

Devitt reported that he has received several calls from residents in regards to the street light(s) located around 595 and Harbor Road. Keefer noted that he referenced the various street lights in his City Managers report.

At 7:40 PM Devitt made the motion to adjourn. Seconded by Nielsen. AYE: Trumbull, Nielsen, Dyer, Devitt and Follis. NAY: None. Motion carried.