



McAlester City Council

NOTICE OF MEETING

Regular Meeting Agenda

Tuesday, July 24, 2018 – 6:00 pm
McAlester City Hall – Council Chambers
28 E. Washington

John Browne	Mayor
Weldon Smith	Ward One
Cully Stevens, Vice Mayor	Ward Two
Travis Read	Ward Three
James Brown	Ward Four
Buddy Garvin	Ward Five
Zach Prichard	Ward Six
Peter J. Stasiak	City Manager
William J. Ervin	City Attorney
Cora M. Middleton	City Clerk

This agenda has been posted at the McAlester City Hall, distributed to the appropriate news media, and posted on the City website: www.cityofmcalester.com within the required time frame.

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 McAlester 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 918.423.9300, Extension 4956.

CALL TO ORDER

Announce the presence of a Quorum.

INVOCATION & PLEDGE OF ALLEGIANCE

ROLL CALL

CITIZENS COMMENTS ON NON-AGENDA ITEMS

Residents may address Council regarding an item that is not listed on the Agenda. Residents must provide their name and address. Council requests that comments be limited to five (5) minutes.

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 the Minutes from the June 26, 2018, Regular Meeting of the McAlester City Council. *(Cora Middleton, City Clerk)*
- B. Approval of the Minutes from the July 10, 2018, Regular Meeting of the McAlester City Council. *(Cora Middleton, City Clerk)*
- C. Approval of Claims for July 4, 2018 through July 17, 2018. *(Toni Ervin, Chief Financial Officer)*
- D. Consider and act upon, authorizing the Mayor to approve and sign a Business Customer Service Agreement between the City of McAlester and U.S. Cellular for wireless telecommunication services and equipment. *(James Stanford, IT Computer Support Specialist)*
- E. Accept and place on file the McAlester Defense Support Association 2nd Quarter Report for the months of April through June, 2018. *(Jessica Gregg, MDSA)*
- F. Consider and act upon, a request from McAlester Public Schools, to partner with them for the rental fee and use of Room #103 of the McAlester Expo Center, for their annual "Back to School Kick-Off" scheduled for August 3rd, 2018 in the amount of \$700.00. *(Billy Sumner, SE Expo Manager)*
- G. Consider and act upon, a request from Oklahoma State University Cooperative Extension Service, to partner with them for the rental fee and use of the McAlester Expo Center for the Oklahoma Nutrition Education Conference scheduled for August 2nd, 2018 in the amount of \$3,500.00. *(Billy Sumner, SE Expo Manager)*
- H. Consider and act upon, a Resolution of the Mayor and City Council of the City of McAlester authorizing the submittal of a grant application to the Oklahoma Tourism and Recreation Department LWCF grant for the Mullen Splash Pad Project and authorizing local participation if the grant is awarded. *(Mel Priddy Community Services Director)*

ITEMS REMOVED FROM CONSENT AGENDA

PUBLIC HEARING

All persons interested in any ordinance listed under Scheduled Business shall have an opportunity to be heard in accordance with Article 2, Section 2.12(b) of the City Charter.

A PUBLIC HEARING, PURSUANT TO 62 O.S. §859(A), FOR ANY INTERESTED PERSONS TO EXPRESS THEIR VIEWS ON THE PROPOSED PLAN OR AMENDMENT THERETO, FOR THE ADOPTION OF A PROJECT PLAN AND CREATION OF A TAX INCREMENT FINANCING (TIF) DISTRICT TO BE LOCATED AT THE SOUTHWEST CORNER OF 14TH STREET AND THE GEORGE NIGH EXPRESSWAY (U.S. HIGHWAY 69), IN THE CITY OF MCALESTER.

AN ORDINANCE RELATING TO THE EXERCISE OF CERTAIN CONSTITUTIONAL POWERS, APPROVING AND ADOPTING THE MCALESTER SOUTHSIDE REINVESTMENT AREA PROJECT PLAN; IDENTIFYING AND ESTABLISHING A NEW INCREMENT DISTRICT IDENTIFIED AS INCREMENT DISTRICT NUMBER ONE (1), CITY OF MCALESTER; DESIGNATING AND ADOPTING THE PROJECT AREA AND INCREMENT DISTRICT BOUNDARIES; DESIGNATING AND AUTHORIZING THE CITY OF MCALESTER, THE MCALESTER ECONOMIC DEVELOPMENT AUTHORITY THE ENTITIES TO CARRY OUT AND ADMINISTER THE PROJECT PLAN; ESTABLISHING A TAX APPORTIONMENT FUND; DECLARING APPORTIONED FUNDS TO BE FUNDS OF THE MCALESTER ECONOMIC DEVELOPMENT AUTHORITY OR ALTERNATE PUBLIC ENTITY; AUTHORIZING THE MCALESTER ECONOMIC DEVELOPMENT AUTHORITY TO UTILIZE THE APPORTIONED INCREMENTS FOR REPAYMENT OF PROJECT COSTS; ESTABLISHING PLAN OBJECTIVES AND REVIEW AND IMPLEMENTATION PROCEDURES; AUTHORIZING THE USE OF SALES TAX INCREMENT REVENUES, AND OTHER AVAILABLE RESOURCES FOR THE PAYMENT OF PROJECT COSTS; PROVIDING THAT ADJUSTMENTS TO CERTAIN PROJECT COSTS DO NOT REQUIRE A PLAN AMENDMENT; PROVIDING FOR THE ESTABLISHMENT OF A SALES TAX INCREMENT FOR THE INCREMENT DISTRICT; ESTABLISHING A PROJECT BUDGET FOR THE INCREMENT DISTRICT; RATIFYING AND CONFIRMING THE ACTIONS, RECOMMENDATIONS AND FINDINGS OF THE REINVESTMENT AREA REVIEW COMMITTEE AND THE

MCALESTER PLANNING COMMISSION; AND PROVIDING FOR SEVERABILITY.

AN ORDINANCE OF THE CITY OF McALESTER, OKLAHOMA, AMENDING ORDINANCE NO. 2604 WHICH ESTABLISHED THE BUDGET FOR FISCAL YEAR 2017-18; REPEALING ALL CONFLICTING ORDINANCES; PROVIDING FOR A SEVERABILITY CLAUSE; AND DECLARING AN EMERGENCY.

SCHEDULED BUSINESS

1. Consider and act upon, a Memorandum of Understanding between the McAlester Public Works Authority and the Board of Education of Independent School District No. 80, Pittsburg County, Oklahoma that authorizes the release of funds derived from City Ordinance 2159, for the acquisition, construction, and renovation of educational facilities. (*Peter Stasiak, City Manager, Randy Hughes, Superintendent MPS*)

Executive Summary

Motion to approve the Memorandum of Understanding that conveys to ISDA80 the sum of \$335,853.27 to be used for the acquisition, construction, and renovation for McAlester Public Schools.

2. Consider and act upon, a Memorandum of Understanding between the McAlester Public Works Authority and the Board of Education of Independent School District No. 80, Pittsburg County, Oklahoma that authorizes the release of funds derived from City Ordinance 2159, for the acquisition, construction, or equipment for educational facilities. (*Peter Stasiak, City Manager, Randy Hughes, Superintendent MPS*)

Executive Summary

Motion to approve the Memorandum of Understanding that conveys to ISDA80 the sum of \$95,267.54 to be used for the acquisition, construction, or equipment for McAlester Public Schools.

3. Consider and act upon, to approve a financial commitment from the City of McAlester of \$133,470 to the Downtown McAlester Streetscape Project, contingent upon the remainder of the total project costs being raised. (*Kirk Ridenour, Economic Development*)

Executive Summary

Staff recommends approval of the financial commitment toward the Streetscape Project. Funding for this project to be drawn from City of McAlester Tourism.

4. CONSIDER AND ACT TO APPROVE AN ORDINANCE OF THE CITY OF McALESTER RELATING TO THE EXERCISE OF CERTAIN CONSTITUTIONAL POWERS, APPROVING AND ADOPTING THE McALESTER SOUTHSIDE REINVESTMENT AREA PROJECT PLAN; IDENTIFYING AND ESTABLISHING A NEW INCREMENT DISTRICT

IDENTIFIED AS INCREMENT DISTRICT NUMBER ONE (1), CITY OF MCALESTER; DESIGNATING AND ADOPTING THE PROJECT AREA AND INCREMENT DISTRICT BOUNDARIES; DESIGNATING AND AUTHORIZING THE CITY OF MCALESTER, THE MCALESTER ECONOMIC DEVELOPMENT AUTHORITY THE ENTITIES TO CARRY OUT AND ADMINISTER THE PROJECT PLAN; ESTABLISHING A TAX APPORTIONMENT FUND; DECLARING APPORTIONED FUNDS TO BE FUNDS OF THE MCALESTER ECONOMIC DEVELOPMENT AUTHORITY OR ALTERNATE PUBLIC ENTITY; AUTHORIZING THE MCALESTER ECONOMIC DEVELOPMENT AUTHORITY TO UTILIZE THE APPORTIONED INCREMENTS FOR REPAYMENT OF PROJECT COSTS; ESTABLISHING PLAN OBJECTIVES AND REVIEW AND IMPLEMENTATION PROCEDURES; AUTHORIZING THE USE OF SALES TAX INCREMENT REVENUES, AND OTHER AVAILABLE RESOURCES FOR THE PAYMENT OF PROJECT COSTS; PROVIDING THAT ADJUSTMENTS TO CERTAIN PROJECT COSTS DO NOT REQUIRE A PLAN AMENDMENT; PROVIDING FOR THE ESTABLISHMENT OF A SALES TAX INCREMENT FOR THE INCREMENT DISTRICT; ESTABLISHING A PROJECT BUDGET FOR THE INCREMENT DISTRICT; RATIFYING AND CONFIRMING THE ACTIONS, RECOMMENDATIONS AND FINDINGS OF THE REINVESTMENT AREA REVIEW COMMITTEE AND THE MCALESTER PLANNING COMMISSION; AND PROVIDING FOR SEVERABILITY.
(Joe Ervin, City Attorney)

Executive Summary

The attached ordinance has been reviewed by counsel and found to be in a proper legal form and ready for council consideration. Approval of an ordinance is necessary to adopt and begin implantation of the proposed TIF District 1 for the City of McAlester, OK.

5. Consider and act upon, an Ordinance amending Ordinance No. 2604 which established the budget for fiscal year 2017-2018; repealing all conflicting ordinances; providing for a severability clause; and declaring an emergency.
(Toni Ervin, Chief Financial Officer)

Executive Summary

Motion to approve the budget amendment ordinance.

6. Discussion on Monthly Financial update. *(Toni Ervin, Chief Financial Officer)*

Executive Summary

Presentation.

7. Discussion and possible action, on approval of certain costs related to the Fire Department. Funds to be used from the City of McAlester's Fire Department's portion of the county quarter cent excise tax for fire services. *(Brett Brewer, Fire Chief)*

Executive Summary

Motion to approve the purchase of Firefighting Bunker Gear. Cost not to exceed \$42,182.00 with funds to be used from the City of McAlester's Fire Department's portion of the county quarter cent excise tax for fire services.

8. Consider and act upon, bids received for the Emergency Canal Wall Repair at 400 South "A" Street. *(Robert Vaughan, Infrastructure Solutions Group, LLC)*

Executive Summary

Staff recommends acceptance of the bid recommended by Infrastructure Solutions Group, LLC for the emergency Canal Wall Repair at 400 South "A" Street. Funding for this project to be provided by the City of McAlester Storm Water Fee.

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 Sec. 311.9, Title 25, Oklahoma State Statutes.

CITY MANAGER'S REPORT (Peter J. Stasiak)

- Report on activities for the past two weeks.

REMARKS AND INQUIRIES BY CITY COUNCIL

MAYORS COMMENTS AND COMMITTEE APPOINTMENTS

RECESS COUNCIL MEETING

CONVENE AS McALESTER AIRPORT AUTHORITY

Majority of a Quorum required for approval

- Approval of the Minutes from the July 10, 2018, Regular Meeting of the McAlester Airport Authority. *(Cora Middleton, City Clerk)*
- Confirm action taken on City Council Agenda Item C, regarding claims ending July 17, 2018. *(Toni Ervin, Chief Financial Officer)*
- Confirm action taken on City Council Agenda Item D, authorization for the Mayor to approve and sign a Business Customer Service Agreement between the City of McAlester and U.S. Cellular for wireless telecommunication services and equipment. *(James Stanford, IT Computer Support Specialist)*

- Confirm action taken on City Council Agenda Item 5, an Ordinance amending Ordinance No. 2604 which established the budget for fiscal year 2017-2018; repealing all conflicting ordinances; providing for a severability clause; and declaring an emergency. *(Toni Ervin, Chief Financial Officer)*

ADJOURN MAA

CONVENE AS McALESTER PUBLIC WORKS AUTHORITY

Majority of a Quorum required for approval

- Approval of the Minutes from the July 10, 2018, Regular Meeting of the McAlester Public Works Authority. *(Cora Middleton, City Clerk)*
- Confirm action taken on City Council Agenda Item C regarding claims ending July 17, 2018. *(Toni Ervin, Chief Financial Officer)*
- Confirm action taken on City Council Agenda Item D, authorization for the Mayor to approve and sign a Business Customer Service Agreement between the City of McAlester and U.S. Cellular for wireless telecommunication services and equipment. *(James Stanford, IT Computer Support Specialist)*
- Confirm action taken on City Council Agenda Item 1, a Memorandum of Understanding between the McAlester Public Works Authority and the Board of Education of Independent School District No. 80, Pittsburg County, Oklahoma that authorizes the release of funds derived from City Ordinance 2159, for the acquisition, construction, and renovation of educational facilities. *(Peter Stasiak, City Manager, Randy Hughes, Superintendent MPS)*
- Confirm action taken on City Council Agenda Item 2, a Memorandum of Understanding between the McAlester Public Works Authority and the Board of Education of Independent School District No. 80, Pittsburg County, Oklahoma that authorizes the release of funds derived from City Ordinance 2159, for the acquisition, construction, or equipment for educational facilities. *(Peter Stasiak, City Manager, Randy Hughes, Superintendent MPS)*
- Confirm action taken on City Council Agenda Item 5, an Ordinance amending Ordinance No. 2604 which established the budget for fiscal year 2017-2018; repealing all conflicting ordinances; providing for a severability clause; and declaring an emergency. *(Toni Ervin, Chief Financial Officer)*
- Confirm action taken on City Council Agenda Item 8, bids received for the Emergency Canal Wall Repair at 400 South "A" Street. *(Robert Vaughan, Infrastructure Solutions Group, LLC)*

ADJOURN MPWA

CONVENE AS MCALESTER RETIREMENT TRUST AUTHORITY

Majority of a Quorum required for approval

- Approval of the Minutes from the June 26, 2018 Regular Meeting of the McAlester Retirement Trust Authority. (*Cora Middleton, City Clerk*)
- Approval of Retirement Benefit Payments for the Period of July, 2018. (*Toni Ervin, Chief Financial Officer*)
- Confirm action taken on City Council Agenda Item 5, an Ordinance amending Ordinance No. 2604 which established the budget for fiscal year 2017-2018; repealing all conflicting ordinances; providing for a severability clause; and declaring an emergency. (*Toni Ervin, Chief Financial Officer*)

ADJOURN MRTA**MCALESTER ECONOMIC DEVELOPMENT AUTHORITY**

Majority of a Quorum required for approval

- Confirm action taken on City Council Agenda Item 4, an Ordinance of the City of McAlester relating to the exercise of certain constitutional powers in regards to the McAlester Southside Reinvestment Area Project Plan and the establishment and administration of a Tax Increment Finance District. (*Joe Ervin, City Attorney*)

ADJOURN MEDA**ADJOURNMENT**

CERTIFICATION

I certify that this Notice of Meeting was posted on this _____ day of _____, 2018 at _____ a.m./p.m. as required by law in accordance with Section 303 of the Oklahoma Statutes and that the appropriate news media was contacted. As a courtesy, this agenda is also posted on the City of McAlester website: www.cityofmcalester.com.

Cora M. Middleton, City Clerk