

# Minutes



## City Council Minutes October 16, 2001

The Yukon City Council met in regular session on August 21, 2001, at 7:30 p.m. in the Council Chambers of the Centennial Building, 12 South Fifth.

Invocation was given by Reverend Scott Kinney.

Flag salute was given in unison.

Roll Call:       Genie Vinson, Mayor  
                    Ron Jurgensen, Vice Mayor  
                    John Weller, Council Member  
                    Dewayne Maxey, Council Member  
                    Earline Smaistrla, Council Member

### Others Present:

Jim Crosby, City Manager  
Pat Hargis, City Clerk  
Mike Segler, City Attorney  
Robbie Williams, City Engineer  
Tony Lum, Building Maintenance  
Jan Scott, Park and Recreation Director  
Tammy Nemecek, Administrative Assistant  
Ike Shirley, Police Chief  
J. R. Reed, Public Works Director  
Mitch Hort, Community Development Director  
Jeff Lara, Fire Chief  
Tim Rundel, Personnel/Safety Director  
John Knuppel, Historical Society

### Presentations and Proclamations

### Visitors

(Recess as Yukon City Council and Reconvene as Yukon Municipal Authority)

### **1A. YMA Consent Docket**

This item is placed on the agenda so the Yukon Municipal Authority, by unanimous consent, can designate those routine items they wish to be approved by one motion. If one item does not meet with the approval of all Authority Members, that item will be heard in regular order.

The City Manager recommends a motion to:

A) Approve minutes of the regular meeting of October 2, 2001

- B) Approve payment to McConnell Construction, Inc. for utility relocation work at Holly and Vandament in the amount of \$106,393.60
- C) Approve payment to Triad Design Group, Inc. in the amount of \$2,150.00 for architectural/engineering services for the Vandament/Holly waterline relocation

Trustee Maxey made a motion, seconded by Vice Chair Jurgensen, to approve the consent docket, being approval of the minutes of the regular meeting of October 2, 2001; approval of payment to McConnell Construction, Inc. for utility relocation work at Holly and Vandament in the amount of \$106,393.60; and approval of payment to Triad Design Group, Inc. in the amount of \$2,150.00 for architectural/engineering services for the Vandament/Holly water-line relocation. The vote: AYES: Vinson, Jurgensen, Maxey, Smaistrla, Weller  
NAYS: None VOTE: 5-0 MOTION CARRIED

(Recess as YMA and Reconvene as Yukon City Council)

## **1. Consent Docket**

This item is placed on the agenda so the City Council, by unanimous consent, can designate those routine items they wish to be approved by one motion. If one item does not meet with the approval of all Council Members, that item will be heard in regular order.

The City Manager recommends a motion that will approve:

- A) Minutes of the regular meeting of October 2, 2001
- B) Salary and material claims in the amount of \$254,158.37
- C) Specifications for the Public Works Department's radio/repeater and authorizing Staff to solicit bids
- D) Entering into a lease agreement between the City of Yukon and AT&T Wireless Services which allows AT&T to place antennas on city-owned property
- E) Declaring items shown on attached memos as surplus and authorizing said items to be sold at a surplus auction on October 27, 2001
- F) Consider accepting cash bond in lieu of surety bond for required improvements for Sunrise Hills Section 7
- G) Setting date for the next regular Council meeting for November 6, 2001, 7:30 p.m., in the Council Chambers of the Centennial Building, 12 South Fifth

Council Member Maxey requested to hear Items D and F separately.

A motion was made by Council Member Maxey to approve items A, B, C, E and G as presented. Vice Mayor Jurgensen seconded.

### **The vote:**

**AYES: Smaistrla, Vinson, Jurgensen, Weller, Maxey**

**NAYS: None**

**VOTE: 5-0**

**MOTION CARRIED**

Item D: City Attorney Mike Segler explained that we have several leases of this type with other providers, and the placement of these antennas would be subject to approval of the Public Works Director.

Council Member Weller made a motion to approve Item D, adding the language that the final approval of placement of the antennas on the tower would be subject to approval of the

Public Works Director. Council Member Maxey made a second to the motion.

**The vote:**

**AYES: Vinson, Jurgensen, Weller, Maxey, Smaistrla**

**NAYS: None**

**VOTE: 5-0**

**MOTION CARRIED**

Item F: City Attorney Segler stated that the developer of Sunrise Hills platted Sections 6 and 7 at the same time, so all public improvements were not installed within the two-year requirement. However, the bond says the bonding company will pay if this is not done within the authorized amount of time. City Attorney stated he would suggest we postpone this item until the vacation of the plat is handled with the Planning Commission and City Council, and that the surety bond remain in effect until the decision is made.

Council Member Weller made a motion, seconded by Council Member Maxey, to postpone action on Item F until such time as the vacation of the plat has been addressed by the Planning Commission and City Council, and the surety bond will remain in effect until the decision is made.

**The vote:**

**AYES: Jurgensen, Weller, Maxey, Smaistrla, Vinson**

**NAYS: None**

**VOTE: 5-0**

**MOTION CARRIED**

**2. Report of Boards, Commissions and City Officials**

**3. Consider request from Greg Webb, Shaw's Gulf, Inc., appealing the Planning Commission decision of denial for their rezoning application for the NE corner of NW 10th**

Council Member John Weller made a motion to deny the appeal of the Planning Commission and Vice Mayor Jurgensen seconded the motion.

David Todd, engineer for Shaw's Gulf, Inc., stated they are asking for commercial zoning at the northeast corner of 10th and Cornwell so they can place a car wash and unattended gasoline pumps there. He stated the Yukon comprehensive plan calls for commercial zoning, but the portion of this project that lies in Oklahoma City is already zoned industrial. Mr. Todd stated he has a favorable staff recommendation for this to be approved.

Margaret Oden, 116 East Olympic, stated their property abuts this land and they oppose the rezoning due to the types of business this zoning would allow and the additional lights, traffic, etc.

Tom Damron, 112 East Olympic, stated he lives north of the property and vehemently opposes this rezoning for the same reasons as Mrs. Oden, and he would ask that Council deny this request.

Jim McIntyre, 504 Palais, asked why they didn't put this back on Ranchwood and Main where an old Conoco station once was.

Council Member Maxey told the audience and viewers that if you live by an open field, to remember that a business may be able to be built there and to check into it before buying the property.

John Weller stated he is not sure this land should not be zoned commercial, but he felt the plan he viewed lacked some things in the way it is laid out, and there were no meetings between the property owners and developer.

**A vote on the motion was taken:  
AYES: Weller, Smasitrla, Vinson, Jurgensen  
NAYS: Maxey  
VOTE: 4-1  
MOTION CARRIED**

**4. Consider Claude Cypert's request that a portion of the letter of credit for Kingsway Addition in amounts equal to the percentages completed be released**

A motion was made by Vice Mayor Jurgensen, seconded by Council Member Maxey, to release a portion of the letter of credit for Kingsway Addition in amounts equal to the percentages completed.

City Attorney stated we normally release this when the work is 100% completed.

Mr. Cypert stated he felt the City should release the portion of the letter of credit that covers the work that is finished.

After discussion, Vice Mayor Jurgensen amended the motion to reduce the letter of credit now held for this subdivision only by the amount of the work that is 100% completed (water - \$180,000). Second to the motion was amended by Council Member Maxey.

Mayor Vinson asked if only the water, which is 100% completed, is all that will be released now.

City Attorney stated that was correct.

**The vote:  
AYES: Maxey, Weller, Vinson, Jurgensen, Smaistrila  
NAYS: None  
VOTE: 5-0  
MOTION CARRIED**

**5. Consider a replat of Lots 5 and 8 of West End Pointe**

Council Member Maxey made a motion to approve the re-plat of Lots 5 and 8 of West End Pointe. Second was made by Council Member Weller.

David Todd, representative of TAP Development, developer of West End Pointe, stated they are asking to replat as a "house keeping" matter due to tax issues. He stated they need to break out areas so the corporation can more easily pay their share.

Council Member Weller asked if this would still leave enough parking spaces.

Mr. Todd stated it would due to the cross-access agreements we have.

**The vote:**

**AYES: Jurgensen, Vinson, Maxey, Smaistrila, Weller**

**NAYS: None**

**VOTE: 5-0**

**MOTION CARRIED**

**6. Consider approving abatement costs for properties listed below and placing lien against properties with Canadian County Treasurer**

- A) 120 East Parkland, Lot 6, Block 8, Parkland Heights 2nd Addition  
(Kochuputen and Aleyamma Jacob) - \$193.75
- B) 320 Maple, Lots 7 and 8, Block 113, Lake Addition  
(William Shannon) - \$382.52

Vice Mayor Jurgensen made a motion, seconded by Council Member Weller, to approve the abatement costs for the properties as listed and authorizing a lien to be placed against them with the Canadian County Treasurer.

**The vote:**

**AYES: Smaistrila, Maxey, Jurgensen, Weller, Vinson**

**NAYS: None**

**VOTE: 5-0**

**MOTION CARRIED**

**7. Consider public hearing to determine whether the following properties should be declared detrimental to the health, benefit and welfare of the public and community and direct staff to take appropriate action to abate same**

<b>LOCATION</b>	<b>OWNER</b>	<b>VIOLATION</b>
303 Mark	Jehs	Trash, Grass, Weeds
1006 Yuhoma	Israel	Trash, Grass, Weeds
605 Oakcreek	Hibdon/Kravick	Trash, Grass, Weeds
314 Briarwood	Ivins/Loyall	Trash, Grass, Weeds
723 Oak	Kelly	Trash, Grass, Weeds
112 East Parkland	Youens	Trash, Grass, Weeds
983 Heritage Mansion	Baze	Trash, Grass, Weeds
701 Kouba	Swanson	Trash, Grass, Weeds
726 Willow Run	Jones	Trash, Grass, Weeds
107 Vine	Epperson	Trash, Grass, Weeds
6 Spruce Drive	Brickey	Trash, Grass, Weeds
733 Cooper	Sellick/Chase Manhattan	Trash, Grass, Weeds
1201 Industrial	Wilson	Trash, Grass, Weeds
751 Industrial	Bar-Co Investments LLC	Trash, Grass, Weeds
1.22 acres at Ranchwood/Vandament	Loosent Family Partnership	Trash, Grass, Weeds
Lot 19, Block 1, Ranchwood Hills	Cypert	Trash, Grass, Weeds
600 East Main	Yukon Round-Up Club	Trash, Grass, Weeds

.61 acres behind City Bites	Cypert	Trash, Grass, Weeds
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Mayor Vinson stated there are only four locations remaining to be abated - 733 Cooper, 983 Heritage Mansion, 600 East Main and Lot 19, Block 1, Ranchwood Hills.

Vice Mayor Jurgensen made a motion, seconded by Council Member Maxeyr, to declare these four items as nuisances and directed Staff to abate the problems.

**The vote:**

**AYES: Weller, Vinson, Jurgensen, Smaistrla, Maxey**

**NAYS: None**

**VOTE: 5-0**

**MOTION CARRIED**

**8. New Business**

**9. Open Discussion**

Mayor Vinson stated that Tim Baker and Wanece Gibson have agreed to be on the committee to help find a location for a new transfer station. She stated these are good people and she appreciates them.

Council Member Smaistrla stated this is fall break and there are lots of opportunities for the kids here in Yukon to keep them at home, and she would encourage them to take advantage of these activities.

Mayor Vinson stated that she was honored to get to join the LMS SAVE students today to help raise the flag in honor of the Washington, DC/New York City situation.

Mrs. Vinson stated this Saturday will be a workday at the city park to help hang Christmas lights and encouraged anyone that could to come out and help the city employees and other volunteers.

**10. Adjournment**

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Genie Vinson, Mayor

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Patricia G. Hargis, City Clerk