

**GROVE CITY COUNCIL
REGULAR MEETING
TUESDAY, AUGUST 15, 2017
6:00 PM
MINUTES**

The Grove City Council met in regular session on Tuesday, August 15, 2017 at 6:00 PM with Mayor, Ed Trumbull presiding. Members present were Josh McElhaney, Don Nielsen, Marty Dyer and Ivan Devitt. Also present was City Manager, Bill Keefer; Attorney, Darren Cook; Assistant City Manager, Debbie Bottoroff; City Treasurer, Lisa Allred; Public Works Director, Jack Bower and City Clerk, Bonnie Buzzard.

PUBLIC COMMENT:

Margaret Miller addressed the Council to respectfully question the reasoning for the cancellation of plastic items from the recycling center. Keefer reported that the Delaware County Friendship Home indicated to the City that it became a cost factor for disposal.

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

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

Trumbull opened the floor for discussion with respect to a proposed new Civic Center. Keefer reported that during the June 27th Special City Council meeting the Council entertained a proposal presentation from Gary Sparks of Sparks Reed Architecture & Design to provide a preliminary cost estimates, site plans, building renditions and a virtual building tour to included developing criteria on what we would like to have in a facility as it pertains to exhibition and meeting space, building material, etc. Keefer reported that the preliminary cost estimates were passed along to the City's Finance Advisor, Rick Smith to review and formulate funding options as the cost for constructing this facility will have to be financed over a period of time. Keefer mentioned that at the conclusion of that meeting, the Council directed the Staff to move forward, and fine tune the information within the following parameters for draft presentation to the Council at a future meeting. Keefer turned the floor over to Gary Sparks who reported that the estimate was based upon the following conditions:

- a square foot building of approximately 60,000 square feet that could be expanded in the future and connect to a conference hotel on site.
- lodge look design framed with stone, wood and stucco exterior.
- polished concrete floors with the conference and common carpeted.
- Total cost: \$15 million range with a goal of raising funds for naming rights and a maximum debt issuance of around \$11 million.

Sparks and General Contractor, Gregg Bradshaw both entertained questions, comments and concerns from the Council, Staff and from the following participating audience:

- Suzanne Knott
- Christy Hunter
- Marty Follis
- Andy Stewart, and
- Kristi Wright

Finance Advisor, Rick Smith then addressed the Council to outline the options on financing this project:

- Sales Tax increase of .3% (requires a vote of the people)
- Estimated time and events
 - File with Delaware County – 09-14-2017
 - Sales Tax Election date – 11-14-2017
 - Effective date of Sales Tax – 04-01-2018
- Rural Development Community Facility loan program in the amount of \$11 million for 38.5 years
- Projected Cash Flow Analysis
 - Repayment sources
 - O&M cash flow
- Existing Debt Service Requirements
 - Aggregate payments , and
 - Reduction from 2016

After much discussion from Smith with the Council and Staff on the above mentioned option of additional City Sales Tax revenue from the current tax rate of 9.30% to a proposed total sales tax rate of 9.60%, Devitt made the motion to approve the direction for a Special Election for November 14, 2017 for the proposed sales tax increase, and to authorize Staff to work with Bond Counsel, Alan Brooks on the Resolution Calling for Election. Seconded by McElhaney. AYE: McElhaney, Nielsen, Dyer, Devitt and Trumbull. NAY: None. Motion carried. Keefer added that once he receives the proposed Resolution he would respectfully request that the City Council contemplate a special meeting to consider a draft copy of the Resolution for correct wording of intent from the Council.

Devitt made the motion to approve a Resolution amending the 2017-2018 City Capital Fund Budget. Seconded by McElhaney. AYE: McElhaney, Nielsen, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

Trumbull opened the floor for discussion with respect to Letter(s) of Application received for appointment of trustee to the Grove Municipal Airport Managing Authority. Trumbull reported that no letters of interest were received. Dyer made the motion for the Staff to re-advertise for this vacancy. Seconded by McElhaney. AYE: McElhaney, Nielsen, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

Trumbull then opened the floor for discussion with respect to Letter(s) of Application received for appointment of a board member to the Convention and Tourism Bureau for the following position(s):

- a) one position from a qualified individual representing the tourism industry – Devitt made the motion to appoint Amelia Chamberlain as representative to the tourism industry to the CTB. Seconded by McElhaney. AYE: McElhaney, Nielsen, Dyer, Devitt and Trumbull. NAY: None. Motion carried.
- b) one Position from a qualified individual representing the hotel industry – Nielsen made the motion to appoint Brad Wisdom as representative to the hotel industry to the CTB. Seconded by McElhaney. AYE: McElhaney, Nielsen, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

CITY MANAGER'S REPORT:

Keefer reported that the Oklahoma Department of Transportation has tentatively approved the truck route proposal. ODOT indicated that they would assist the City with proper signage indicating the turning onto O'Daniel to Main then South towards Jay. Keefer added that the increase truck traffic would cause added deterioration on our streets.

WARD REPORTS:

Devitt expressed thanks to Economic Director, Brent Malone for his hard effort he displayed with the "Food Truck Friday" event(s). Devitt noted that it appears to have a great turn out.

EXECUTIVE SESSION:

Trumbull opened the floor with respect to an Executive Session for the purpose of discussing negotiations concerning employees and representatives of employees groups, pursuant to Title 25 O.S. Section 307.B.2. (Fraternal Order of Police - Grand Lake Lodge No. 171). Keefer reported that the Staff has met with the FOP group earlier and that they have tentatively reached an agreement so no session would not be necessary at this time.

At 7:32 PM Devitt made the motion to adjourn. Seconded by Nielsen. AYE: McElhaney, Nielsen, Dyer, Devitt and Trumbull. NAY: None. Motion carried.