

**GROVE CITY COUNCIL
REGULAR MEETING
TUESDAY, SEPTEMBER 15, 2020
6:00 PM
MINUTES**

The Grove City Council met in regular session on Tuesday, September 15, 2020 at 6:00 PM with Mayor, Ed Trumbull presiding. Members present were Josh McElhaney, Marty Dyer and Ivan Devitt. Member Matt Henderson was absent. Also present was City Manager, Bill Keefer; Attorney, Darren Cook; City Treasurer, Lisa Allred; Public Works Director, Deric Douthit and City Clerk, Bonnie Buzzard. Assistant City Manager, Debbie Bottoroff was absent.

PUBLIC COMMENT:

Helen Norberg addressed the Council seeking to make the City of Grove a “Sanctuary for the Unborn”. Norberg reported that the State of Texas has approximately 13 cities that has passed Ordinances abolishing abortions within their City limits and declaring themselves as sanctuary cities for the unborn. Norberg presented and spoke on dated materials in regards to this matter, and respectfully requested that the Council consider the worthy study to make the City of Grove the same.

Devitt made the motion to approve the minutes from the September 1, 2020 meeting. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

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

Trumbull opened the floor for discussion with respect to review of Resolution #20-011 Declaring a State of Emergency and Implementing Mandatory Emergency Provisions as amended adopting the Governor’s Open Up and Recover Safely Plan. Trumbull reported that the numbers are increasing. The City of Grove currently has thirty-five (35) Covid-19 active cases and Delaware County as a whole has eighty-four (84) active cases. Trumbull detailed on the process of how Grove recently went from a yellow to an orange level, and on the current number of Covid-19 patients admitted to Integris Grove Hospital as per email from a local physician. Devitt made the motion to extend the current Resolution until the October 6, 2020 City Council meeting. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

Trumbull opened the floor for discussion with respect to the Administrative Orders for the following properties that have been determined by previous action of the City Council to have a dilapidated structure and is detrimental to the health, safety and welfare of the general public and the City of Grove:

1. Dilapidated Structure Located at 615 S. Cherokee – Property Owner, Ricky Farmer was not present. Building Inspector, Calvin Igney reported that he inspected the site earlier this date to determine if any action has been taken since his August 4th City Council appearance, and no improvements has been done. Igney added that the property owner did pull a permit for this project but no inspection was ever scheduled. Keefer requested that the owner appear before the Council on 10-06-20 w/a status report or permit Code Officers to start the citation process for non-compliance. Dyer made the motion for property owner to complete the following repairs in

a manner that is compliant with City Code and obtain a final Inspection prior to 10/06/2020 and if not then Code Enforcement shall proceed with issuance of citation :

- ✓ Roof support on the East side of the building;
- ✓ Damaged fascia's along roof perimeter;
- ✓ Damaged decking;
- ✓ Damaged shingles;

Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

2. Dilapidated Structure Located at 102 Lennel Drive – Code Enforcement Officer, Russ Schmidt addressed the Council to report that he and Igney assessed the site earlier this date to discover that no action has been taken on this property since the August 4th date of Administrative Order. Igney reported that this property is located behind a 6' fence so it shouldn't impose a threat to the public. Igney added that no contact has been made with the property owner. Devitt made the motion for Code Enforcement to proceed with the citation issuance to the property owner until a permit has been obtained, repairs to the metal roof on the north side of the building located west of Whoops Surplus building are completed in a manner that is compliant with City Code. Seconded by McElhaney. Aye: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

3. Dilapidated Structure Located at 301 E. 5th Street – Igney reported that the property owner has obtained a new permit but no structural work has been completed or started since the last August 4th meeting. Property Owner, Steve Nelson addressed the Council to report that he has cut the weeds in the front yard and had it sprayed. He is currently waiting for a metal drop dumpster to be delivered so that he can clean out the brush and debris. Nelson added that he has started legal action against his hired contractor and is entertaining bids from various contractors on getting the house settled on the foundation. McElhaney strongly expressed his opposition against the property owner's action and indicated that he would like to see substantial improvements to the property. Trumbull commended Nelson in taking the legal actions but suggested that he produce documentation as to such to the Council. Dyer made the motion to issue an Administrative Order to require the property owner to complete the following repairs in a manner that is complaint with the City Code:

- ✓ Remove steel beams and place house on foundation;
- ✓ Repair siding and roof;
- ✓ Enclose open areas around house;
- ✓ Repair driveway from street to house;
- ✓ Complete framing throughout house;
- ✓ Complete sheet rock on all walls and ceiling;
- ✓ Complete all plumbing, electrical and HVAC repairs;
- ✓ Connect to utilities; and
- ✓ Authorize the Staff to advertise for a Notice of Final Public Hearing before the Mayor and Council on 10/06/2020 at 6 p.m. in Room 7 to take comments and discuss the compliance or non-compliance of the Administrative Order issued on August 5, 2020 and the Amended Administrative Order issued on September 15, 2020.

Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

4. Dilapidated Structure Located at 1023-C S. Cherokee Street – Property Owner, Helen Bergman addressed the Council to report that since her last appearance before the Council she was admitted to the hospital for an appendectomy and is still recovering. Bergman added that her son has done some work on the roof. Igney reported that he assessed this property earlier this date to discover that they have removed some of the rotted roof decking and that they need to re-support some rafters. Dyer made the motion to issue an Administrative Order requiring the property owner to complete the following repairs in a manner that is compliant with City Code:
- ✓ Repair/replace decking, vapor barrier, shingles and rafters; and
 - ✓ If not complete the property owner shall appear before the Mayor and Council on 10/06/2020.

Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. Nay: None. Motion carried.

5. Dilapidated Structure Located at 505 S. Grand Street – Property Owner, Brad Daftari addressed the Council to report that he has completed the structure located next door to this property and that he is currently working on this two-story house. Daftari requested additional time from the Council. Igney agreed that some improvements has been made the outside structure. Dyer made the motion to issue an Administrative Order requiring the property owner to;
- ✓ Continue making roof repairs in a manner that is compliant with City Code, and
 - ✓ If not complete the property owner shall appear before the Mayor and Council on 10/06/2020.

Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

6. Dilapidated Structure Located at 609 S. Cherokee – Igney reported that upon assessing this property the only improvement he noticed was that some of the damaged / broken windows has been repaired and replaced, and that no other improvements were visible. Igney added that the back side of the structure, along the top floor showed back board exposure which needed to be finished out, and that the repair work to the outside of the structure needs to be finished out. Property Owner, Steve Nelson addressed the Council to report that at the last meeting he informed the Council of a squatter that was living on the premises, Nelson noted that since that time he took necessary legal action to have him removed from the property, and according to the Police Department, he was not permitted to enter the property. Nelson entertained question, comments and concerns from the Council and Staff. Dyer made the motion to approve an Administrative Order requiring the property owner to complete the following repairs in a manner that is compliant with City Code:
- ✓ Replace all damaged/broken windows;
 - ✓ Replace all damaged siding and fascia;
 - ✓ Enclose all exterior openings on house;
 - ✓ Replace/repair all damaged doors on house and outbuilding;
 - ✓ If not complete by 10/6/2020 Property owner/lessee shall appear before the Mayor and Council on 10/06/2020 or citations will be issued until repairs

Seconded by McElhaney. AYE: McElhaney, Dyer and Trumbull. NAY: Devitt. Motion carried.

Devitt made the motion to approve a Resolution adopting the City of Grove Emergency Operations Plan. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

Trumbull opened the floor for discussion with respect to the following items pertaining to funding received through the Coronavirus Aid Relief and Economic Security Act (CARES).

- Approval of a Resolution creating the CARES Act Fund for the 2020-2021 budget – Keefer reported that Staff is recommending that the City establish this funds in order to start expending the funds and setting the parameters on how those funds are to be spent. Devitt made the motion to approve the Resolution creating the CARES Act budget fund. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.
- Approval of a Resolution amending the 2020-2021 City General Fund and CARES Act Budget – Devitt made the motion to approve the Resolution amending the City General Fund & CARES Act Budget as presented. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

Devitt made the motion to approve a Resolution amending the 2020-2021 City Capital Fund. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.

CITY MANAGER'S REPORT:

Keefer reported that the City has received official notification that the Oklahoma Water Resources Board has approved the revolving loan application from GMSA for the replacement and repair of the old clay tile sewer lines and brick manholes located in the older part of the city. Keefer noted that the loan documents will be forthcoming to the City Council for consideration.

Keefer reminded the Council of the upcoming “Fall” cleanup scheduled for the week of October 5-9, and the E-Waste and Household Hazardous Waste collection scheduled for Saturday, October 10th.

WARD REPORTS:

Trumbull reported that he attended the dedication ceremony earlier today for the F-4 Static Project and was surprised over the number of people in attendance. It was a great event.

Dyer commended Code Enforcement Officer(s), Calvin Igney and Russ Schmidt for their hard work on the Code Enforcement properties.

Devitt reported that he understood that according to the Oklahoma Department of Transportation Highway 59 reconfiguration intersection project, that the traffic light would have be owned and maintained by a municipality. Therefore, Devitt suggested that the City of Grove look into the annexation process of that corridor. Keefer reported that the Council entertained that project during a meeting once before and it created a lot of misunderstanding. Keefer indicated that if the Council was interested in presenting it again, that the earliest session for it to be placed upon the agenda would be the October 20th meeting.

At 7:30 PM Devitt made the motion to adjourn. Seconded by McElhaney. AYE: McElhaney, Dyer, Devitt and Trumbull. NAY: None. Motion carried.