

**GROVE CITY COUNCIL
REGULAR MEETING
TUESDAY, FEBRUARY 7, 2023
4:30 PM
MINUTES**

The Grove City Council met in regular session on Tuesday, February 7, 2023 at 4:30 PM with Mayor, Ed Trumbull presiding. Members present were Steven Thomas, Marty Dyer, and Ivan Devitt. Member Matt Henderson was absent. Also present was City Manager, Debbie Bottoroff; Attorney, Darren Cook; City Treasurer, Lisa Allred; Public Works Director, Deric Douthit and City Clerk, Bonnie Buzzard.

PUBLIC COMMENT:

Sharie Cox addressed the Council to report that she owns the building located at 3 W 3rd Street, and that there is a drainage in the alley behind the structure that is constantly blocked from various debris. Cox wanted to know if the maintenance of the drain is the City of Grove or the property owner(s). Douthit reported that he has assessed the site, and it was determined that it is the property owner's responsibility to maintain that drainage.

Devitt made the motion to approve the minutes from the January 17, 2023 regular meeting. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

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

Trumbull opened the floor for discussion with respect to a request from Herb Manning to reduce the speed limit from 35 mph to 20 mph on Sumac Road from 13th Street to 18th Street. Manning addressed the Council to present his request and reported that he is currently in the process of remodeling a resident along that area of Sumac and that the speed reduction could have an impact of his drive-way permit.

Trumbull opened the floor for discussion with respect to an Ordinance reducing the speed limit from 35 mph to 20 mph on Sumac Road from 13th Street to 18th Street. Devitt made the motion to approve an Ordinance reducing the speed limit from 35 mph to 20 mph on the section of Sumac Road between 13th Street and 18th Street. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

Trumbull opened the floor for discussion with respect to a Resolution authorizing the use of American Recovery Plan Act (ARPA) funds for the architectural and engineering design, cost estimates and partial construction cost for a facility replacing the Grove Civic Center. Bottoroff reported that the Staff has been working with Gary Sparks and Crossland Construction for several months on the preliminary plans and cost estimates for the proposed Civic Center project. Bottoroff reported that the funds will be utilized for the architectural and engineering services to design, provide cost estimates, and partial funding for the construction of a replacement facility for the Grove Civic Center. Devitt made the motion to approve the Resolution authorizing the use of the ARPA funds as presented and discussed. Seconded by Dyer. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

Trumbull then opened the floor for discussion with respect to an agreement with Todd Franke dba KatRocks, LLC, to provide Building Inspection Services. Bottoroff reported that Todd Franke is an architect and has residential and commercial inspection certification of all the following trades:

- Building
- HVAC
- Plumbing, and
- Electric

Bottoroff added that contracting with Franke, will provide the professional services needed to move forward with the expected growth of the City of Grove for both residential and commercial. Thomas questioned if Franke will be working along with the current Building Inspector. Bottoroff reported that Franke will only be doing Building Inspecting and that the current inspector will be re-assigned to other duties. Thomas questioned if the Staff will be proposing any changes in the current building permit fee schedule. Bottoroff reported that she has addressed that subject in her City Managers report attached to the packet. Dyer made the motion to approve the agreement with Todd Franke dba KatRocks, LLC to provide Building Inspection services. Seconded by Trumbull. AYE: Dyer, Devitt, and Trumbull. NAY: Thomas. Motion carried.

Trumbull opened the floor for discussion with respect to an Ordinance repealing and replacing Ordinance No. 331, amending Part 17, Chapter 4 of the City of Grove Code of Ordinances, regarding Defective Customer Sewer Service Lines. Bottoroff reported that Ordinance #331 extended the amount of time that a property owner must repair their defective sewer project once notified by GMSA from thirty (30) to ninety (90) days due to economic hardships. Bottoroff noted that Staff is recommending the exemption be removed and instead allow the GMSA to hire a plumber to make the needed repairs, add the cost of the property owner's utility bill, and establish a payment schedule based on the total cost of the repairs. Bottoroff added that the GMSA Board met earlier this afternoon and approved this proposal by Resolution upon recommendation to the Mayor and City Council. Devitt made the motion to approve the Ordinance as presented and discussed. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

Trumbull opened the floor for discussion with respect to an Ordinance amending Part 3, Chapter 1, Section 3-106 Retail Package Stores and Retail Stores Selling Wine or Beer for Off-Premises Consumption of the City of Grove Code of Ordinances. Bottoroff reported that the Oklahoma Statutes establishes the business hours, days, and holidays for Retail Package Stores. The current City Code does not allow the described stores to be opened on the following:

- ✓ Election Day
- ✓ New Year's Day
- ✓ Memorial Day
- ✓ 4th of July, and
- ✓ Labor Day

This Ordinance amendment would mirror the State Statues allowing the Package Stores to be opened additional days creating more sales and generating more sales tax. Thomas made the motion to approve the Ordinance amending Part 3, Chapter 1, Section 3-106 Retail Package Stores and Retail Stores Selling Wine or Beer for Off-Premises Consumption of the City of Grove Code of Ordinances as presented and discussed. Seconded by Devitt. AYE: Thomas, Devitt, and Trumbull. NAY: Dyer. Motion carried.

Trumbull opened the floor for discussion with respect to the proposed list of streets for the 2023 Street Repair Program. Bottoroff reported that the Staff has put together a list of streets for the upcoming year consisting of 10 streets with an estimated construction cost of \$410,644.35. Douthit fielded questions and comments from the Council. Devitt made the motion to approve the 2023 Street Repair Program as presented and discussed. Seconded by Dyer. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

STAFF REPORTS:

Bottoroff reported that GRDA has awarded the City of Grove with a \$2,500 sponsorship for the July 3rd celebration.

Bottoroff reported that the City of Grove building permit fees have not been increased since 2011, and that Staff will be providing the Council with a proposed list of increases for consideration at a future meeting.

Cook reported that the new owner of the civic center property should start the construction/ renovation project next week. Cook added that all the anticipated store commitment are moving forward as previously discussed.

WARD REPORTS:

Trumbull expressed his appreciation to the Street Department and all other crews involved for the great work displayed with the clearing and maintenance of the streets during the recent ice storm.

Thomas asked for an update on the proposed Shundi bridge re-construction project. Douthit reported that he has contacted three (3) of the four (4) property owners, and that he is having some issues finding a good contact with that last property owner.

EXECUTIVE SESSION:

At 5:05 PM Devitt made the motion for the Council to recess into an Executive Session for the purpose of conferring on matters pertaining to economic development, including the transfer of property, financing, or creation of a proposal to entice a business to locate within the jurisdiction if public disclosure of the matter discussed would interfere with the development of products or services or if public disclosure would violate the confidentiality of the business, pursuant to Title 25 O.S. Section 307.C.11. (Economic Development Proposal) to include participation from Debbie Bottoroff. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

At 5:50 PM Devitt made the motion for the Council to come out of Executive Session with no action taken. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

Trumbull opened the floor for discussion with respect to the above-mentioned agenda item E.1. Dyer made the motion to approve a non-binding letter of intent as discussed. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.

At 5:51 PM Devitt made the motion to adjourn. Seconded by Thomas. AYE: Thomas, Dyer, Devitt, and Trumbull. NAY: None. Motion carried.