

CITY OF CLAREMORE OKLAHOMA
NEW VISION. CLEAR OPPORTUNITIES.

Claremore Cultural Development Authority Agenda
November 05, 2012, 6:00 P.M.
City Hall Council Chambers
104 South Muskogee Ave.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

INVOCATION

CALL TO THE PUBLIC

"Citizens Opportunity to Address Council: This item is available for citizens to speak on any subject on or off the agenda, but related to City business or services. However, by state law, no action may be taken on topics not listed on the agenda. It can be studied for future report or action."

ACCEPTANCE OF THE AGENDA

ITEMS UNFORESEEN AT THE TIME AGENDA WAS POSTED

CURRENT BUSINESS

(1) Approve/Reject the following consent items:

- (a) Minutes of the Regular Claremore Cultural Development Authority meeting on October 15, 2012, as printed.
- (b) All claims as printed.

ADJOURNMENT

POSTED ON CITY HALL BULLETIN BOARD

DATE: October 29, 2012 TIME: 4:25 pm BY: Sarah Sharp

CITY OF CLAREMORE OKLAHOMA
NEW VISION. CLEAR OPPORTUNITIES.

Claremore Public Works Authority Agenda
November 05, 2012, 6:00 P.M.
City Hall Council Chambers
104 South Muskogee Ave.

CALL TO ORDER

ROLL CALL

ACCEPTANCE OF THE AGENDA

ITEMS UNFORESEEN AT THE TIME AGENDA WAS POSTED

CURRENT BUSINESS

(1) Approve/Reject the following consent items:

- (a)** Minutes of Claremore Public Works Authority Regular Meeting on October 15, 2012, as printed.
- (b)** All claims as printed.
- (c)** Approval to purchase a 2013 2WD Ford Escape from Bill Knight Ford at State Contract pricing in the estimated amount of \$19,084.00. **(Joyce Medlock)**

(2) Consideration, discussion, and possible action regarding the approval for the Hospital Trust to loan money to the CPWA and/or a TIF (Tax Increment Financing) district for a CPWA project that will generate additional electric revenues.
(Ron Kolker)

(3) Approve/Reject Resolution #2012-_____ Authorizing the Issuance of the Claremore Public Works Authority's Utility Revenue Note, Series 2012B (Baker Hughes Increment District Project) In An Amount Not to Exceed \$3,480,000 (the "Series 2012B Note"); Waiving Competitive Bidding on the Sale Thereof; Approving and Authorizing Execution and Delivery of the Series 2012B Note; Approving and Authorizing Execution and Delivery of That Certain "Public Financing Assistance Agreement" By and Between the Claremore Public Works Authority and the Claremore Industrial And Economic Development Authority, and All Other Documents and Instruments Relating Thereto; Authorizing the Filing of A Preliminary and Final Private Placement Memorandum; Designating and Appointing Authority Officers to Act in connection with the Sale and Delivery of the Series 2012B Note; And Containing Other Provisions Relating Thereto.
(Dan McMahan)

(4) **Approve/Reject Resolution #2012-_____** Authorizing the Purchase of the Claremore Industrial and Economic Development Authority's Tax Apportionment/Utility Revenue Note, Series 2012B (Taxable) (Baker Hughes Increment District Project) on Behalf of the Claremore Hospital Trust Fund; And Containing Other Provisions Relating Thereto. **(Dan McMahan)**

ADJOURNMENT

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DATE: October 29, 2012 TIME: 4:25 pm BY: Sarah Sharp

CITY OF CLAREMORE OKLAHOMA
NEW VISION. CLEAR OPPORTUNITIES.

Regular Council Meeting Agenda
November 05, 2012, 6:00 P.M.
City Hall Council Chambers
104 South Muskogee Ave.

CALL TO ORDER

ROLL CALL

ACCEPTANCE OF THE AGENDA

ITEMS UNFORESEEN AT THE TIME AGENDA WAS POSTED

AWARDS, PRESENTATIONS, AND COMMUNICATIONS

MAYOR'S REPORT & APPOINTMENTS

STAFF REPORTS

CURRENT BUSINESS

(1) Approve/Reject the following consent items:

- (a) Minutes of the Regular Council Meeting on October 15, 2012, as printed.
- (b) All claims as printed.
- (c) Actual salary claims for pay periods ending **October 12, 2012**, in the amount of **\$380, 513.01** and estimated salary claims to include contractual agreements for Fire Union Dues, Flexible Spending Accounts, Life Insurance, Fire Pension, Police Pension, Oklahoma Municipal Retirement Fund, Supplemental Vision, and Short/Long Term disability plans, Employee Recreation Center Fees, and United Way Contributions for next pay period in the amount of \$500,000.00. Payroll at \$500,000.00 amount to include payables.
- (d) Approval of the 911 Quarterly Report and Monthly Police Activity Report.
(Stan Brown)

- (2) Approve/Reject** Holding a Public Hearing To Provide Interested Persons an Opportunity to be Heard Pursuant to Title 62, Section 859 of the Oklahoma Statutes Regarding the Establishment of "Increment District Number One, City of Claremore, Oklahoma" In Connection with the Financing of the Acquisition and Construction of an Electric Substation and Related Equipment by the Claremore Public Works Authority to be Located Adjacent to the Baker Hughes' Centrilift Facility located at U.S. Highway 66 and East Stuart Roosa Drive in Claremore, Oklahoma.
(Dan McMahan)

- (3) Approve/Reject Ordinance #2012-_____** Approving and Adopting That Certain "Master Project Plan Relating to the Claremore Industrial Park"; Approving and Adopting That Certain "First Supplemental Project Plan Relating to the Increment District Number One, City of Claremore, Oklahoma (Baker Hughes Increment District)"; Ratifying and Confirming Actions, Recommendations and Findings of the Claremore Local Development Act Review Committee; Establishing "Increment District Number One, City of Claremore, Oklahoma"; Designating and Adopting Project Area and Increment District Boundaries"; Adopting Certain Findings; Apportioning Incremental Ad Valorem Revenues; Creating the Baker Hughes Increment District Apportionment Fund; Designating the Claremore Industrial and Economic Development Authority (the "Authority") As the Public Entity to Carry Out and Administer the Project Plan and Authorizing the Authority to Make . Minor Plan Amendments; Authorizing the Authority to Issue Tax Apportionment Bonds or Notes; Designating the Executive Director of the Authority as the Person in Charge of the Administration of the Project Plan; Providing for Severability; And Containing Other Provisions Relating Thereto. **(Dan McMahan)**
- (4) Approve/Reject Resolution #2012-_____** Approving the Issuance by the Claremore Industrial and Economic Development Authority of Its "Tax Apportionment/Utility Revenue Note, Series 2012A (Taxable) (Baker Hughes Increment District Project)" and of Its "Tax Apportionment/Utility Revenue Note, Series 2012B (Taxable) (Baker Hughes Increment District Project); Approving the Issuance by the Claremore Public Works Authority of Its "Utility Revenue Note, Series 2012A (Taxable) (Baker Hughes Increment District Project)"; Waiving Competitive Bidding on the Sale of Such Notes; Approving a Security Agreement by and between the City of Claremore and the Claremore Industrial and Economic Development Authority; And Containing Other Matters Relating Thereto. **(Dan McMahan)**
- (5) Approve/Reject** conducting a Public Hearing regarding Chapter 11 (Signs) of the City of Claremore-Rogers County Metropolitan Zoning Ordinance to discuss possible changes to said Ordinance. **(Councilors Smith, Robertson, and Cypert)**
- (6) Approve/Reject** special use permit for Verizon, to allow the construction of a 130 ft. communications tower near Claremore Street and Missouri Street. **(Chris Cochran)**
- (7) Approve/Reject Ordinance 2012-_____**, changing the zoning of parcels of land in Block 3 of the Moore Addition (709 E. 5th St.), a subdivision in the City of Claremore, Oklahoma and being part of Section 9, Township 21 North, Range 16 East of the I.B.& M., Rogers County, State of Oklahoma, from RS-3 (Residential Single-Family High Density District) to RD (Residential Duplex District) and directing the appropriate amendment to the zoning map of the City of Claremore. **(Chris Cochran)**

- (8) Discussion only:** Discussion of Ordinance #2012-_____, amending Title XV Section 150.092 of the Claremore Municipal Code by adopting the International Mechanical Code 2009 Edition and providing for repealer and severability to further the intents and purposes of this amendment. **(David Atzbach)**
- (9) Discussion only:** Discussion of Ordinance #2012-_____, amending Title XV Section 150.085 of the Claremore Municipal Code by adopting the International Plumbing Code 2009 Edition and providing for repealer and severability to further intents and purposes of this amendment. **(David Atzbach)**
- (10) Discussion only:** Discussion of Ordinance #2012-_____, amending Title XV Section 150.015 of the Claremore Municipal Code by adopting the International Plumbing Code 2009 Edition, International Existing Building Code 2009 Edition, and International Fire Code 2009 Edition and providing for repealer and severability to further the intents and purposes of this amendment. **(David Atzbach)**
- (11) Discussion only:** Discussion of Ordinance #2012-_____, amending Title XV Section 150.001 of the Claremore Municipal Code by adopting the International Fuel Gas Code 2009 Edition and providing for repealer and severability to further the intents and purposes of this amendment. **(David Atzbach)**
- (12) Approve/Reject** written request of Claremore Public Schools to waive building permit fees for construction of a new greenhouse. **(Daryl Golbek)**

EXECUTIVE SESSION

1. Approve/Reject going into executive session to discuss the following items:
 - a. The employment and hiring of Jim Thomas as City Manager, the disclosure of which discussion would violate the rights of Mr. Thomas under state or federal law, so that the Council can return to Open Session and vote on a contract with Mr. Thomas to serve as City Manager. Legal Authority: 25 OKLA. STAT. Section 307(B)(1) and (7) and;
 - b. Discussing the most recent demand for arbitration from the Fire Union, IAFF Local 1077, regarding the collective bargaining agreement between the City and Fire Union, the City having been advised by its attorney that discussion of the claim in open session would seriously impair the ability of the Council to process the claim in the public interest; pursuant to Oklahoma Statute title 25, Section 307(B)(2) and (4).
2. Executive Session to discuss items a. and b.
3. Regular Session
4. Statement of Executive Session minutes.

5. Consideration and vote to approve/reject employment contract with Jim Thomas to serve as City Manager.
6. Discussion and vote to take any action deemed necessary to defend the demand for Arbitration from the Fire Union.

ADJOURNMENT

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