



**MINUTES OF THE
SPECIAL MEETING OF THE
BARTLESVILLE CITY COUNCIL
Monday, December 16, 2019
at 6 p.m.**

City Hall, Council Chambers
401 S. Johnstone Avenue
Bartlesville, OK 74003

**Mayor Dale Copeland
918-338-4282**

MINUTES

(Notice posted December 15, 2018 and Agenda posted at 5:00 p.m. on Wednesday, November 27, 2019.)

Council members present were Mayor Dale Copeland, Vice Mayor Alan Gentges, Jim Curd, Jr., and Paul Stuart. Councilman Dorsey was absent.

City staff present were Mike Bailey, City Manager; Jason Muninger, City Clerk/CFO; Jess Kane, City Attorney; Lisa Beeman, Director of Community Development and Park Planning; Kelli Williams, Chief Communications Officer; Laura Sanders, Director of Human Resources; David Taylor, IAFF; Captain Rick Silver, Security; and Elaine Banes, Executive Assistant.

- 1. Mayor Copeland called the Business Meeting of the Bartlesville City Council to order at 6 p.m.**
- 2. Roll call was conducted and a quorum established.**
- 3. The invocation was provided by Pastor Chuck McCarthy, Bible Church.**
- 4. Citizens to be heard.**

There were no citizens to be heard.

- 5. City Council Announcements and Proclamations.**

There were no announcements or proclamations.

- 6. Authorities, Boards, Commissions and Committee Openings**

- One opening on the City Planning Commission
- One opening on the Construction and Fire Code Appeals Board

Mayor Copeland read the openings and encouraged citizens to volunteer on City Committees. Applications can be found at www.cityofbartlesville.org or at City Hall in the City Manager's Office

- 7. Consent Docket**

- a. Approval of Minutes**

- i. The Regular Minutes of the December 2, 2019 City Council Meeting.

- b. Approval of Agreements, Contracts, and Engagement Letters**

- i. A revised Lease Agreement between the City of Bartlesville and Paramount Pictures Corporation for the lease of the 4th floor of the City Hall building and ancillary Agreement between the City, Paramount and Luis Ortiz.
- ii. An Amended Memorandum of Understanding updating Article 25, Section 2 of the International Association of Fire Fighter (IAFF) Collective Bargaining Agreement for Fiscal Year 19-20.

Mayor Copeland read the consent docket in its entirety.

Mr. Stuart moved to approve the consent docket as presented, seconded by Mr. Curd.

Ayes: Mr. Stuart, Mr. Curd, Vice Mayor Gentges, Mayor Copeland'
Nays: None
Motion: Passed

8. Discussion and possible action on a request from the Bartlesville Development Authority to deed Lots 1, 2, and 3 of the Bartlesville Industrial Park, Section III, Washington County, to the Bartlesville Development Authority for enhanced marketing purposes. Presented by David Wood, President, Bartlesville Development Authority.

Mr. Wood reported that while there are no development opportunities on the immediate horizon, there has been expression of interest for exploring potential development over the coming years. The BDA believes it is prudent to begin clearing development obstacles by placing this 18-acre tract under BDA ownership now, so as to be prepared for potential opportunities with a site in development ready condition. He added this request is consistent with other city-owned industrial property transferred to the BDA, such as Sunset Industrial Park and allows the BDA to market the property from a position of strength as the owning entity, without the inherent uncertainties associated with attempting to negotiate a transaction on property which the BDA does not control.

Mr. Curd moved to approve deeding Lots 1, 2, and 3 of the Bartlesville Industrial Park, Section III, Washington County, to the Bartlesville Development Authority as presented, seconded by Mr. Stuart.

Ayes: Mr. Curd, Vice Mayor Gentges, Mr. Stuart, Mayor Copeland'
Nays: None
Motion: Passed

9. Discussion and possible action to adopt Ordinance No. 3517 repealing Chapter 5 - Business Taxes, Licenses, and Regulations of the Bartlesville Municipal Code contingent upon adoption of Ordinance No. 3518. Presented by Mike Bailey, City Manager.

Mr. Bailey reported that the proposed ordinance is to repeal the existing Chapter 5 in the Municipal Code in order to replace it with an updated Chapter 5 being presented in Agenda Item 10. The adoption of this ordinance is contingent upon Ordinance 3518 being adopted.

Vice Mayor Gentges moved to adopt Ordinance No. 3517 repealing Chapter 5 as presented, contingent upon adoption of ordinance No. 3518 as presented, seconded by Mr. Stuart.

Ayes: Mr. Curd, Vice Mayor Gentges, Mr. Stuart, Mayor Copeland'
Nays: None

Motion: Passed

10. Discussion and possible action to adopt Ordinance No. 3518 replacing Chapter 5, Business Taxes, Licenses, and Regulations, amending Appendix B, Franchises; and adding Appendix D, General Schedule of Fees of the Bartlesville Municipal Code. Presented by Lisa Beeman, Director of Community Development and Park Planning.

Ms. Beeman reported that at the December 2, 2019 the proposed ordinance was discussed at length. In that discussion, there were some concerns, particularly the statutory authority that the city has to regulate business, therefore no action was taken that evening. Staff proceeded with additional research and is now bringing a revised ordinance forward for approval. She reviewed the reasons for the re-write of the Chapter including but not limited to the need to work with the City's new software system.

Mr. Stuart moved to adopt Ordinance No. 3518 replacing Chapter 5, amending Appendix B, Franchises and adding Appendix D as presented, seconded by Vice Mayor Gentges.

Ayes: Vice Mayor Gentges, Mr. Stuart, Mr. Curd, Mayor Copeland'
Nays: None
Motion: Passed

11. City Manager and Staff Reports.

Mr. Bailey expressed his appreciation to the City Council for meeting at 6 p.m. instead of the usual 7 p.m. start time. He and the Mayor commented on how well everyone worked on updating Chapter 5 of the Municipal Code, and both agreed that all parties are to be commended for their professionalism.

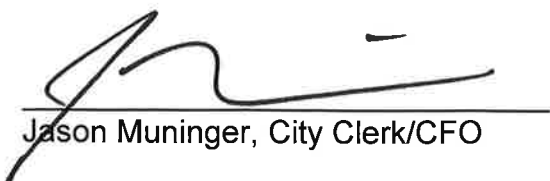
Mr. Bailey reported on the holiday closings over the next two weeks for Christmas and New Year; that sales revenues are up by 5%; the traffic cloud device; and snow and ice preparedness.

12. City Council Comments and Inquiries.

Mayor Copeland reported that he and other Councilmen attended the grand opening of the eastside substation of the Bartlesville Police Department. He said it was well attended and commented how this will provide additional security to the east side of Bartlesville, as well as to Tri County Technology Center.

Vice Mayor Gentges added his appreciation to Mr. Bailey, Ms. Beeman and Mr. Kane for working with him to update Chapter 5 of the Municipal Code. He also extended wishes to everyone for a Merry Christmas.

13. There being no further business to conduct, Mayor Copeland adjourned the meeting at 6:25 p.m.


Jason Muninger, City Clerk/CFO


Dale W. Copeland, Mayor



The seal is circular with the text "CITY OF BARTLESVILLE" around the top edge, "OFFICIAL" in the center, "SEAL" in large letters below the center, and "OKLAHOMA" around the bottom edge.