

# Blanchard

City Council  
Agenda Packet

**25 May 2021**

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**Eddie Odle ~ Mayor**

**Joe Davis ~ Councilman**

**Michael Scalf ~ Vice Mayor**

**Albert Ryans ~ Councilman**

**Chuck Kemper ~ Vice Mayor**

**Robert L. Floyd ~ City Manager**

**David L. Perryman ~ City Attorney**

**Kenny Sullivan ~ City Engineer**

**Diana Daniels ~ City Clerk**

**Daniel Ofsthun ~ Finance Director**





# AGENDA

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CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA  
REGULAR MEETING  
6:00 P.M., Tuesday  
25 May 2021  
Blanchard Municipal Court  
300 N. Main Street  
Blanchard, Oklahoma 73010

IN COMPLIANCE WITH THE STATUTES OF THE STATE OF OKLAHOMA, THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA, WILL HOLD A REGULAR MEETING ON TUESDAY, 25 MAY 2021 AT 6:00 P.M. IN THE CITY COUNCIL CHAMBERS OF THE BLANCHARD MUNICIPAL COURT HOUSE LOCATED AT 300 N. MAIN STREET, BLANCHARD, OKLAHOMA. THE AGENDA WILL CONSIST OF DISCUSSION AND POSSIBLE ACTION ON THE FOLLOWING ITEMS:

**A. MEETING CONVENED:**

1. Call to Order:
2. Invocation:
3. Pledge of Allegiance:
4. Roll Call:
5. Determination of Quorum:
6. Proclamations/Citations:

**B. BUSINESS AGENDA:** the following item(s) are hereby designated for discussion, consideration and take INDIVIDUAL action as deemed appropriate:

**1. PUBLIC HEARING.**

Open, conduct and close Public Hearing to receive public comments on the Planning Commission's recommendation of approval for a proposed Conditional Use Permit by:

|               |                                     |
|---------------|-------------------------------------|
| Applicant:    | Earnest Bell                        |
| Location:     | 1103 S. County Line Ave             |
| Zoning:       | C-4, Restricted Commercial District |
| Proposed Use: | Medical Marijuana Processing        |
| Legal:        | See attached                        |

**2. RESOLUTION.**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of in adopting Resolution No. 2021-\_\_\_\_ approving the Conditional Use Permit.

**3. PUBLIC HEARING.**

Open, conduct and close Public Hearing to receive public comments on the Planning Commission’s recommendation on a proposed Rezoning by:

Applicant: Connie Lee Adamson  
Location: 839 N. MacArthur Ave  
Zoning: S-1, Suburban District  
Proposed Use: R-E, Residential Estates  
Legal: See attached.

**4. ORDINANCE.**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of in adopting Ordinance No. \_\_\_\_ approving Zoning Reclassification.

**5. EMERGENCY CLAUSE.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of adopting an Emergency Clause for Ordinance No. \_\_\_\_.

**6. PUBLIC HEARING.**

Open, conduct and close Public Hearing to receive public comments on the proposed Rezoning by:

Applicant: Virginia W. Pedlow & David Ford Johnson  
Location: Appx. 2.27 acres located at the SW intersection of U.S. Hwy 62 & NE 10<sup>th</sup> St (across U.S. 62 from Sonic)  
Zoning: A-1, Agricultural District  
Proposed Use: C-3, Planned Shopping Center District  
Legal: See attached.

**7. ORDINANCE.**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional

approval, in whole or in part of in adopting Ordinance No. \_\_\_\_ approving Zoning Reclassification.

**8. EMERGENCY CLAUSE.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of in adopting an Emergency Clause for Ordinance No. \_\_\_\_.

**9. PUBLIC HEARING.**

Open, conduct and close Public Hearing to receive public comments on the proposed Rezoning by:

Applicant: Billie Coats Long Children’s Trust (MCD Development, LLC)  
Location: South side of NE 85<sup>th</sup> St b/w Hwy 76 & Rockwell Ave  
Zoning: A-1, Agricultural District  
Proposed Use: R-1, Single Family Residential & a Planned Unit Development (PUD)  
Legal: See attached.

**10. ORDINANCE.**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of in adopting Ordinance No. \_\_\_\_ approving Zoning Reclassification.

**11. EMERGENCY CLAUSE.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of in adopting an Emergency Clause for Ordinance No. \_\_\_\_.

**12. APPOINTMENTS.**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of nominating and reappointing members to new terms on the following boards, commissions and trusts or nominate and appoint new members:

| <u>Board</u>           | <u>Name</u> | <u>3-Yr Term</u> |
|------------------------|-------------|------------------|
| a. Board of Adjustment | Ben Whitt   | 7-2024           |

- b. Planning Commission
  - Jeff Tompkins 7-2024
  - Lesley Franklin 7-2024

**13. INMATE HOUSING AGREEMENT.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of renewing an Agreement for Inmate Housing with the Grady County Criminal Justice Authority for Fiscal Year 2021-2022.

**14. TRANSPORTATION SERVICES AGREEMENT.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of renewing an Agreement for Transportation Services Assistance with the Delta Community Action Foundation, Inc./Delta Public Transit for Fiscal Year 2021-2022.

**15. MAIN STREET PARKING.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of a directive to officially notify the business owners located along 3-blocks of Main Street.

**16. 2021-2022 FEE SCHEDULE.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of updating the City's Fee Schedule for budgetary purposes.

**17. BLLA REQUEST.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of concerns by the Blanchard Baseball Little League Association regarding ADA improvements to South Park.

**18. EMERGENCY RATIFICATION.**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of declaring and ratifying the emergency repairs for 25<sup>th</sup> Street NW due to storm damage as an emergency.

- C. CONSENT AGENDA:** the following item(s) are hereby designated for approval, acceptance or acknowledgment by one motion, SUBJECT to any conditions included therein. If any item(s) do not meet with the approval of all members, that item(s) will be heard in regular order:
1. **APPROVAL** of the Minutes of the regular meeting on April 27<sup>th</sup>, 2021.
  2. **APPROVAL** of the Minutes of the special meeting on May 11<sup>th</sup>, 2021.
  3. **APPROVAL** of the Minutes of the special meeting on May 18<sup>th</sup>, 2021.
  4. **ACKNOWLEDGE** payment of FYE2021 Claims and Expenditures in the total amount of \$155,537.27.
  5. **ACKNOWLEDGE** payment of FYE2021 Payrolls in the total amount of \$199,223.97.
  6. **ACCEPTANCE** of April 2021 Treasury Report.
  7. **TRANSFER** of May 2021 Sales Tax as per Budget.
- D. CONSENT ITEM REMOVAL:** Discussion, consideration and take appropriate action re: any item(s) removed from the Consent Docket.
- E. NEW BUSINESS:** This item is listed to provide the opportunity for the city council discussion on item(s) which may arise within twenty-four (24) hours prior to this meeting, and, therefore, qualify as new business under the Oklahoma Open Meeting Act.
- F. COMMISSIONER/STAFF COMMENTS:** This item is listed to provide an opportunity for the commissioners and/or city staff to make comments and/or request specific agenda items. NO ACTION will be taken.
- G. EXECUTIVE SESSION:** Possible Executive Session to discuss the following:
1. the public body, with the advice of its attorney, determines that disclosure will seriously impair the ability of the public body to process the claim or conduct a pending investigation, litigation, or proceeding in the public interest [**pursuant to Title 25 O.S. §307(B)(4)**].

2. the expenditure of public funds for purposes of conferring on matters pertaining to economic development, including the transfer of property, financing, or the creation of a proposal to entice a business to remain or to locate within the Blanchard 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 [**25 O.S. §307(C)(10)**].
3. Motion to go into Executive Session to discuss the above item(s).
4. Reconvene to Open Session.
5. Any action taken by the City Council on the above matter(s) will be in Open Session at the conclusion of the Executive Session with a public vote thereon.

**H. FURTHER INFORMATION:**

1. Reports: Sales/Use Tax.
2. Reports: Attendance.
3. Reports: Departmental.

**I. ADJOURNMENT.**

# MEETING CONVENED

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- **Called to Order**
  - **Invocation**
  - **Pledge of Allegiance**
  - **Roll Call**
  - **Quorum Determinations**
  - **Proclamations / Citations**
-



# **BUSINESS AGENDA**

# **BUSINESS AGENDA**

**B-1**



# Council Agenda

## Business Item No. B-1

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**DATE:** 20 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** PUBLIC HEARING ~ Conditional Use Permit.

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### **BACKGROUND:**

Open, conduct and close Public Hearing to receive public comments on the Planning Commission's recommendation to approve a "Conditional Use" Permit for medical marijuana processing application submitted by:

**Applicant:** Earnest Bell  
**Location:** 1103 S. County Line Avenue  
**Zoning:** C-4, Restricted Commercial District  
**Proposed Use:** Medical Marijuana Processing  
**Legal:** See attached

The Blanchard Planning Commission held their public hearing on Thursday, May 13<sup>th</sup>. They heard testimony from the applicant and several residents that were opposed to the issuance of a "Conditional Use Permit". A couple of written protests were filed and are enclosed.

After hearing said testimony, the Planning Commission voted upon and adopted Resolution No. 2021-08 with conditions for issuance and recommending to the City Council such approval of the Conditional Use Permit for medical marijuana processing at the above location on US-62.

### **FISCAL IMPACT:**

None

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION NEEDED:**

Open, Conduct and Close Public Hearing.

**EXHIBITS:**

PC Resolution No. 2021-08.

Protest Letter.

Public Hearing Notice.

Conditional Use Permit Application.

## RESOLUTION NO. 2021-08

### **A RESOLUTION OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BLANCHARD, OKLAHOMA, HAVING A RECOMMENDATION FOR APPROVAL OF AN APPLICATION TO ALLOW A CONDITIONAL USE OF A MARIJUANA PROCESSING FACILITY WITHIN THE C-4, RESTRICTED COMMERCIAL DISTRICT LOCATED AT 1103 S. COUNTY LINE AVE.**

**WHEREAS**, the applicant, Earnest Bell, has submitted an application for a Conditional Use Permit for a marijuana processing facility located at 1103 S. County Line Ave; and

**WHEREAS**, the Commission held a Public Hearing on said Application at the regular May 13th, 2021 meeting to solicit general input in accordance with Section 21-1012 of the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104 and considered all testimony and arguments, if any, of all interested persons owning property within a three-hundred (300) foot radius of said parcel; and

**WHEREAS**, at the May 13<sup>th</sup>, 2021 meeting, the Planning Commission voted 4 – Ayes to 0 – Nays to recommend approval of said Application; and

**WHEREAS**, the motion made by the Commission required the applicant to meet all local, state, and federal regulations for a marijuana processing facility; and

**WHEREAS**, the motion made by the Commission required the following conditions as a part of their recommendation for approval:

1. An 8 ft privacy fence be installed around the building.
2. No distillate or high-pressure butane extraction processes can be used.
3. Only the baking of cookies, chocolates, or other similar edibles using kitchen equipment shall be allowed; and

**NOW, THEREFORE, BE IT RESOLVED** by the Planning Commission of the City of Blanchard, Oklahoma, that:

**SECTION 1.** That the above recitations are true and constitute the Findings of the Planning Commission in this case.

**SECTION 2.** That the Planning Commission acknowledges a motion to the City Council for the approval of the Conditional Use Application for a marijuana processing facility with the above stated conditions at the location of 1103 S. County Line Ave in the C-4, Restricted Commercial Zoning District.

**ADOPTED** and **APPROVED** on this 13<sup>th</sup> day of May, 2021, by the Planning Commission of the City of Blanchard, at a public meeting held in compliance with the Oklahoma Open Meeting Act, by the following vote:

**AYES:**                   **Smith, Ward, Franklin, Short**

**NAYS:**                   **None**

**ABSENT:**               **Tompkins**

/s/                   **D Smith**  
**Vice-Chairman**

**ATTEST:**                   **(Seal)**

/s/                   **Diana Daniels**  
**Secretary**



cityplanner CityofBlanchard.US &lt;cityplanner@cityofblanchard.us&gt;

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**I received this message about one of tonight's agenda items**

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**Christina Short** <christina.short9206@gmail.com>  
To: Ryan Conner <cityplanner@cityofblanchard.us>

Thu, May 13, 2021 at 1:24 PM

Senders name is Kristi Love, a great Blanchard resident. This is item B-1

Hi! I noticed that you are now part of the zoning commission and wanted to let you know that we are against the proposal to rezone the property that sits on Hwy 62 and County Line formerly a restaurant and now being used as a grow house. They want to use it for a processing facility. This property is adjacent to a neighborhood and we live just to the west of it. Our neighbors are mostly retired although there are many families with small children too. Most of the property owners have lived here for years. We all want Blanchard to succeed and grow new business but this business does not belong in a residential area. Thanks for hearing my concern as well as the many others in our area. Most of the residents we feel are unaware of what could be happening and how it can affect them and their property values. Thanks again 😊 Thank you, Christina

## **NOTICE OF PUBLIC HEARING ON REQUEST FOR A CONDITIONAL USE PERMIT**

An application to seek approval for a Conditional Use Permit to operate a Medical Marijuana Processing Facility on a property in the C-4, Restricted Commercial District from Earnest Bell on the following described property, to wit:

A part of the SE Quarter of the NE Quarter of Section 36, Township 8 North, Range 5 West of the I.M., Grady County, Oklahoma, being more particularly described as follows:

Beginning at a point 85 feet South of the NE Corner of said SE/4-NE/4; Thence West a distance of 505.2 feet; Thence South a distance of 144.20 feet; Thence East a distance of 265.2 feet; Thence South a distance of 85.00 feet; Thence East a distance of 144.3 feet to the North ROW of Highways 62 & 277; Thence NE along the North ROW of said highways a distance of 160.7 feet; Thence North 100.4 feet to the Point of Beginning.

The Blanchard Planning Commission will hold a “Public Hearing” on said application at 6:30 p.m. on May 13th, 2021, at the Blanchard Municipal Courthouse , 300 N. Main, Blanchard, Oklahoma, at its regularly scheduled meeting.

The Blanchard City Council will also conduct a “Public Hearing” at 6:00 p.m. on May 25th, 2021 during its regularly scheduled meeting at Blanchard Municipal Courthouse, 300 N. Main, Blanchard, Oklahoma, IF the Planning Commission’s recommendation is in favor of approving the Conditional Use request, at which time an ordinance allowing the Conditional Use may be voted upon by the City Council.

*Ryan Conner,*  
City Planner  
cityplanner@cityofblanchard.us  
(405) 485-9392 x112

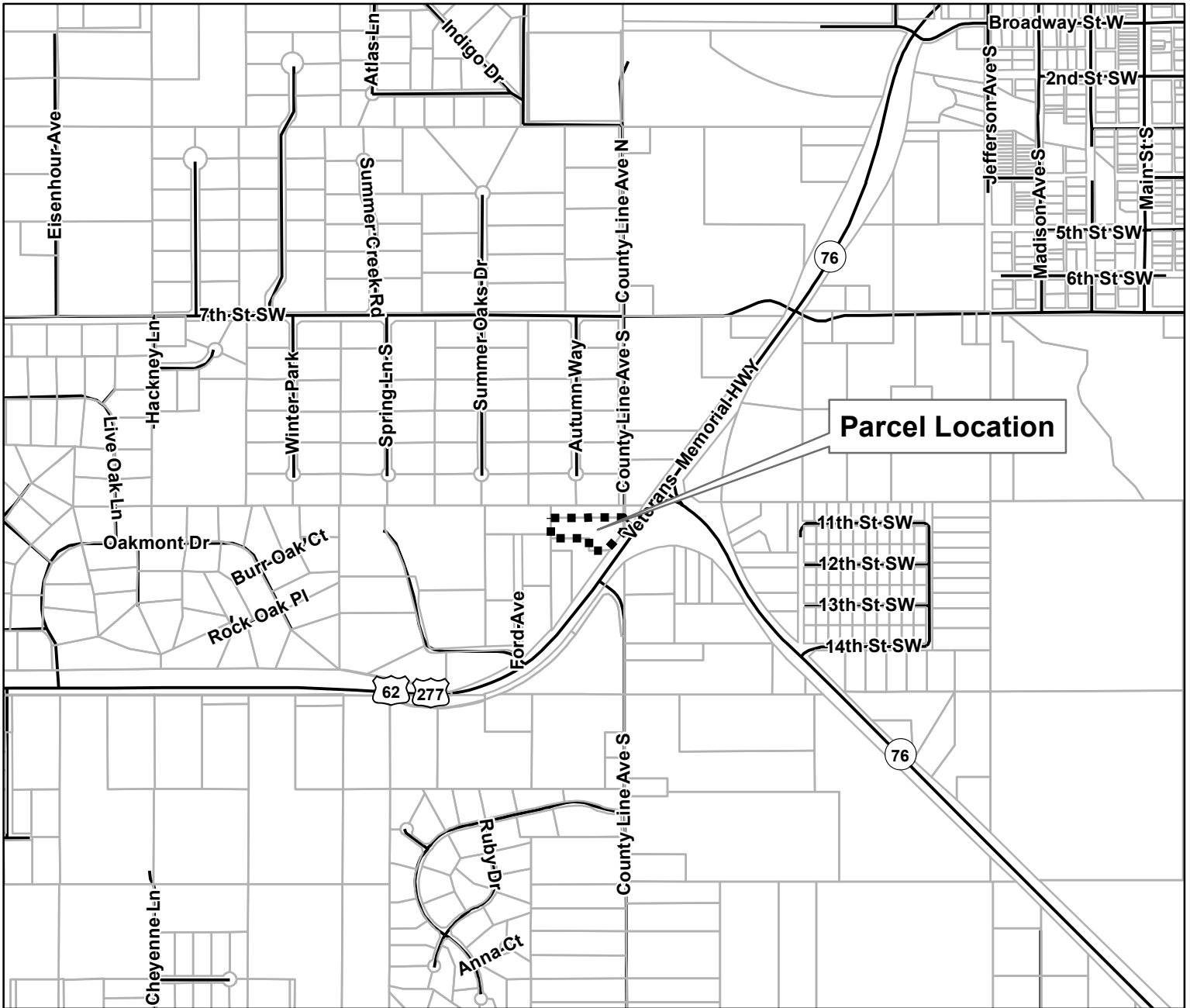


# City of Blanchard Planning Commission

Applicant: Earnest Bell

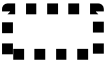


1103 S. County Line Ave

## Conditional Use Permit Request - Marijuana Processing



Disclaimer: This product is for informational purposes only and it is NOT suitable for legal, engineering, or surveying purposes. The City of Blanchard does not assume any responsibility for any errors, deficiencies, defects, omissions, or inaccuracies in the data.

**Legend**

-  Bell Parcel
-  Blanchard Parcels
-  Roads



|   |          |           |
|---|----------|-----------|
| <b>City of Blanchard</b><br>122 N. Main Street<br>Blanchard, OK 73010 |          |           |
| Date:   | Scale:   | Drawn By: |
| MAY 2021  | 1:12,000 | R. Conner |

# Conditional Use Application Report

**DATE:** 13 May 2021  
**TO:** Blanchard Planning Commission  
**RE:** Conditional Use Application filed by Earnest Bell

## Application

**APPLICANT:** Earnest Bell  
**OWNER:** Same as applicant  
**LOCATION:** 1103 S. County Line Ave  
**ZONING (Current):** C-4, Restricted Commercial District  
**PROPOSED  
CONDITIONAL USE:** Medical Marijuana Commercial Processing Facility  
**LEGAL:** See Attached

## Background

The subject property is located at 1103 S. County Line Ave, near intersection with U.S. Hwy 62 and County Line Ave. The property contains one building that is currently being used to grow medical marijuana, consistent with the permitted uses allowed under C-4, Restricted Commercial District. It has been used for growing for approximately two (2) years. Previously, the building was a restaurant with PawPaw's Hamburgers being the most recent. The proposed conditional use request is in regards to the applicant wishing to make THC infused products like cookies, chocolates, and other forms of edibles utilizing the existing kitchen area. Blanchard Municipal Code states in Section 21-712 that Medical Marijuana Processing in C-4, Restricted Commercial requires a Conditional Use Permit in order to operate.

Medical Marijuana Commercial Processing is defined as "individual or entity that has been issued a medical marijuana business license by the Department, which allows the processor to: purchase medical marijuana or medical marijuana products from a grower or processor; process, package, sell, transfer, and transport or contract with a commercial transporter to transport medical marijuana and medical marijuana products that they processed to a licensed dispensary, processor, or testing

laboratory in accordance with Oklahoma law and this Chapter; and process medical marijuana received from a licensed patient into a medical marijuana concentrate, for a fee.”

Processing is defined as “means to distill, extract, manufacture, prepare, or otherwise produce a medical marijuana product.”

The Planning Commission is tasked with making an educated recommendation to the City Council regarding the proposed Conditional Use. Under the new Ordinance § 21-921 B. “Review and Evaluation Criteria”, Planning Commission has a list of ways that the case can be reviewed on. I am putting in red some notes that could help in your review:

B.1. Conformance with applicable regulations and standards established by Zoning Regulations.

- The property currently contains one (1) structure. It is being used for Medical Marijuana growing, as consistent with C-4, Restricted Commercial Growing.

B.2. Compatibility with existing or permitted uses on abutting sites, in terms of building height, bulk and scale, setbacks and open spaces, site development, and access and circulation features.

- The abutting sites contain abandoned or unkempt structures. The proposed conditional use for processing would be contained within the existing structure. Access to the property will not be altered, with a driveway direct to U.S. Hwy 62.

B.3. Potentially unfavorable effects or impacts on other existing or permitted uses on abutting sites, to the extent such impacts exceed those which reasonably may result from use of the site by a permitted use.

- Medical Marijuana Processing can be in various forms. If the applicant intends to utilize standard kitchen equipment, the conditional use request could stipulate the types of processing allowed. The applicant has not listed specific nuisance mitigation efforts.

B.4. Modifications to the site plan which would result in increased compatibility, or would mitigate potentially unfavorable impacts, or would be necessary to conform to applicable regulations and standards and to protect health, safety, morals, and general welfare.

- The proposed use is to utilize the existing structure on the property. I do not see any additional needs to modify the site plan in that case.

B.5. Safety and convenience of vehicular and pedestrian circulation in the vicinity, including traffic reasonably expected to be generated by the proposed “Conditional Use” and other uses authorized and anticipated in the area, considering existing zoning and land uses in the area.

- The facility is accessed directly from U.S. Hwy 62.

B.6. That any conditions applicable to approval are the minimum necessary to minimize potentially unfavorable impacts on nearby uses and to ensure compatibility of the proposed “Conditional Use” with existing or permitted uses in the surrounding area.

- If the Planning Commission believes that the Conditional Use is warranted, it could be recommended for approval with additional conditions to ensure compatibility. Further stipulations should be in writing such as mitigations to unfavorable affects this use could have on the surrounding areas.

I have not received written protests on the application, but have received several phone calls to date. The concerns of the impact this business would have on property values, safety, and potential hazards have been the bulk of the concerns.

Planning Commission will hear the applicant in a public hearing setting and make an official recommendation to the City Council who will decide whether to approve or deny the permit. Any stipulations put on the condition, if approved, will be put into the resolution.

## **Site Location & Description**

The property is located in the NE/4 of Section 36, Township 8 North, Range 5 West of the Indian Meridian, Grady County, Oklahoma.

## **Public Notification**

Pursuant to Municipal Code Section 21-1012, notice to the public hearing was mailed to all owners and residential and commercial owners of property located within a 300' radius of the subject property and published in the Blanchard News prior to the hearing. In addition, a sign was posted upon the property prior to the hearing.

## **Zoning Code & General Plan Conformance**

The current land use of the property is commercial (see Page 25, 2020 Comprehensive Plan Update). The Future land use of the subject property is designated as the same. The proposed conditional use should not alter the current use.

## **Utilities**

The subject property is located outside of municipal utility services.

## **Protest of Application**

No written protests have been filed to date. Several phone calls with opposition have been fielded.

## **Attachments**

- A.** Application
- B.** Site Map
- C.** Regulations regarding request

**Ryan M. Conner, City Planner**

## **NOTICE OF PUBLIC HEARING ON REQUEST FOR A CONDITIONAL USE PERMIT**

An application to seek approval for a Conditional Use Permit to operate a Medical Marijuana Processing Facility on a property in the C-4, Restricted Commercial District from Earnest Bell on the following described property, to wit:

A part of the SE Quarter of the NE Quarter of Section 36, Township 8 North, Range 5 West of the I.M., Grady County, Oklahoma, being more particularly described as follows:

Beginning at a point 85 feet South of the NE Corner of said SE/4-NE/4; Thence West a distance of 505.2 feet; Thence South a distance of 144.20 feet; Thence East a distance of 265.2 feet; Thence South a distance of 85.00 feet; Thence East a distance of 144.3 feet to the North ROW of Highways 62 & 277; Thence NE along the North ROW of said highways a distance of 160.7 feet; Thence North 100.4 feet to the Point of Beginning.

The Blanchard Planning Commission will hold a “Public Hearing” on said application at 6:30 p.m. on May 13th, 2021, at the Blanchard Municipal Courthouse , 300 N. Main, Blanchard, Oklahoma, at its regularly scheduled meeting.

The Blanchard City Council will also conduct a “Public Hearing” at 6:00 p.m. on May 25th, 2021 during its regularly scheduled meeting at Blanchard Municipal Courthouse, 300 N. Main, Blanchard, Oklahoma, IF the Planning Commission’s recommendation is in favor of approving the Conditional Use request, at which time an ordinance allowing the Conditional Use may be voted upon by the City Council.

*Ryan Conner,*  
City Planner  
cityplanner@cityofblanchard.us  
(405) 485-9392 x112

The City of  
**Blanchard**  
Planning Department

**BLANCHARD**  
OKLAHOMA  
**Conditional Use Permit  
Application**

Office Use Only

|             |                          |
|-------------|--------------------------|
| Cash        | <input type="checkbox"/> |
| Check       | <input type="checkbox"/> |
| Received \$ | _____                    |
| Receipt No. | _____                    |
| Date:       | _____                    |

Permit No. \_\_\_\_\_

|   |  |
|---|--|
| <b>Project Address:</b><br>1103 SOUTH COUNTRY LANE ROAD | <b>Present Zoning Classification:</b><br>C-4 |
|---|--|

|                   |       |         |   |
|-------------------|-------|---------|---|
| Legal Description | Lot # | Block # | Subdivision:<br>(If un-platted, submit copy of warranty deed) |
|-------------------|-------|---------|---|

**Owner of Property:** EARNEST BELL      905-218-0449      THREEBELLSRANCH3@CLOUD.COM

Name      Phone #      Email

**Mailing Address:** 2001 E. ROCK CREEK ROAD      NORMAN, OK 73071

Street #      City      State      Zip

**Representative/Applicant:** EARNEST BELL      THREEBELLSRANCH3@CLOUD.COM

Name      Phone #      Email

**Mailing Address:** SAME AS ABOVE

Street #      City      State      Zip

**Describe the nature and characteristics of the proposed "Conditional Use" (State "See Attached" if needed):**

C.U.P. to allow the owner of the property to make Cannabis edibles: cookies, chocolates, and other similar edible products

**Describe the relationship of the proposed use to surrounding uses (State "See Attached" if needed):**

Using the kitchen of the building that was a former restaurant to bake edibles. Our immediate neighbor's property to left & right of us consist of abandoned houses.

**CERTIFICATION OF APPLICATION SUBMISSION**

WE, THE UNDERSIGNED, ASK THE PLANNING COMMISSION AND THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA, TO APPROVE A CONDITIONAL USE PERMIT AS REQUESTED IN THIS APPLICATION ON THE TRACT OF LAND DESCRIBED HEREIN. WE ATTEST TO THE TRUTH AND CORRECTNESS OF ALL FACTS AND INFORMATION PRESENTED WITH THIS APPLICATION AND WILL OBSERVE AND CONFORM IN ALL ASPECTS OF THE CONDITIONAL USE REGULATIONS, AS AMENDED, OF THE CITY OF BLANCHARD AND HAVE RECEIVED A COPY OF THE POLICIES AND PROCEDURES REGULATING THE CONDITIONAL USE PERMIT APPLICATION. WE HEREBY AGREE TO PAY ALL ADVERTISING AND MAILING NOTIFICATION COST DIFFERENCES WHICH MAY BE GREATER THAN THE AMOUNT PAID WITH THIS APPLICATION FOR THE PUBLIC HEARINGS AS REQUIRED BY THE BLANCHARD ZONING REGULATIONS. THE CITY OF BLANCHARD IS AUTHORIZED TO PREPARE AND PUBLISH ALL REQUIRED LEGAL ADVERTISING AND MAIL NOTIFICATIONS, THE COST AND/OR COST DIFFERENCES OF WHICH IS TO BE BILLED TO THE NAME LISTED HEREIN FOR PAYMENT.

**Printed Name** EARNEST BELL      Ernest Bell  
Signature

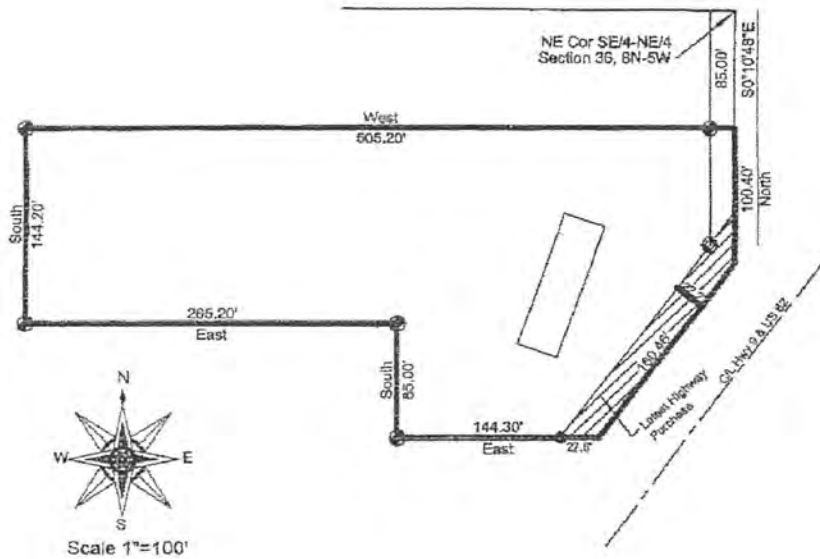
**Date:** 2-21-2021

# Exhibit "A"

## Certificate of Survey

A part of the SE Quarter of the NE Quarter of Section 36, Township 8 North, Range 5 West of the I.M., Grady County, Oklahoma, being more particularly described as follows:

Beginning at a point 85 feet South of the NE Corner of said SE/4-NE/4; THENCE West a distance of 505.2 feet; THENCE South a distance of 144.20 feet; THENCE East a distance of 265.2 feet; THENCE South a distance of 85.00 feet; THENCE East a distance of 144.3 feet to the North ROW of Highways 62 & 277; THENCE NE along the North ROW of said highways a distance of 160.7 feet; THENCE North 100.4 feet to the Point of Beginning.



This plat of survey meets the Oklahoma minimum Standards for the practice of Land Surveying as adopted by the Oklahoma State Board of Registration for Engineers and Land Surveyors.

- Found Iron Pin
- Set 3/8" RPS 1163 Cap
- Set Nail

Waggoner's Land Surveying  
 P.O. Box 968, Blanchard, Oklahoma 73010  
 Telephone 405-485-2322 Fax 405-485-8375  
 C.A. #2343 Expires 6-30-2009

Hardfile: Shiftett  
 Dk: C:\2007ACAD\368N5W  
 FB: N/A

*Alan L. Waggoner*  
 Alan L. Waggoner  
 Ok. RPS #1163  
 Date: 10-18-2007

**ORDINANCE NO. 714**

**AN ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA AMENDING SECTION 21-921 IN ARTICLE 9, OF CHAPTER 21 OF THE BLANCHARD MUNICIPAL CODE PERTAINING TO CONDITIONAL USE PERMITS; DECLARING REPEALER; PROVIDING FOR SEVERABILITY; AND DECLARING AN EMERGENCY.**

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA:**

**SECTION 1.** That Chapter 21, Article 9, Section 21-921 "PROCEDURE FOR AUTHORIZING CONDITIONAL USES" of the Code of Ordinances of the City of Blanchard, Oklahoma, is hereby amended to read as follows:

**§ 21-921 PROCEDURE FOR AUTHORIZING CONDITIONAL USES.**

Where the letter "p" appears for certain uses in the tables of permitted uses or established under other provisions of this code; their use is permitted subject to acquiring a conditional use permit. The uses designated under the various districts herein as "conditional uses" are so classified because they may more intensely dominate the area in which they are located and their effects on the general public are broader in scope than other uses permitted in the district. The following procedures and criteria guidelines shall be used by the governing body for due process and avoiding arbitrary decisions in the decision making process. These uses shall be reviewed and authorized or rejected by the City Council in conjunction with a recommendation by the Planning Commission after a Public Hearing under the following procedure:

A. Application Requirements. Application for a "conditional use" shall be filed with the City Planner. The application should include the following:

1. Name and address of the owner, and also applicant if different from the owner.
2. Address and legal description of the property.
3. If the applicant is not the legal owner of the property, a statement that the applicant is either the authorized agent for the owner of the property or has a lawful right to acquire use and possession of the property.
4. A statement describing the nature and operating characteristics of the proposed "Conditional Use". For uses potentially generating high volumes of vehicular traffic, the City Planner may require specific information relative to the anticipated peak loads and peak use periods, the ability of the use to meet



performance standards, or substantiating the adequacy of proposed parking, loading, and circulation facilities.

5. A site plan, drawn to scale, showing the location and dimensions of boundary lines, with distances and bearings, easements, required yards and setbacks, all existing and proposed buildings, parking and loading areas, ingress and egress, the location of utility or service areas, fencing and screening, signs and lighting.

6. A report detailing the relationship of the site and the proposed use to surrounding uses, including pedestrian and vehicular circulation, current use of nearby parcels, hours of operation of the business or use, and any proposed off-site improvements to be made.

7. Application for a "Conditional Use" and for Rezoning for the same property may be made concurrently, subject to the fees applicable to both a "Conditional Use" and a Rezoning. The Planning Commission shall hold the public hearing on the Rezoning and the "Conditional Use" at the same meeting and may combine the two hearings. If the City Council modifies a recommendation of the Commission on a concurrent zoning reclassification, the "Conditional Use" application may, if the Council deems it necessary, be referred back to the Planning Commission in the same manner as a new application; provided, however, that no additional fee shall be required.

8. The names of all property owners within three-hundred (300) feet of the property verified by the County Clerk's office or a certified abstract company.

B. Review and Evaluation Criteria. The Planning Commission shall review and evaluate any "Conditional Use" proposal and recommend to the City Council using the following criteria:

1. Conformance with the applicable regulations and standards established by the Zoning Regulations.

2. Compatibility with existing or permitted uses on abutting sites, in terms of building height, bulk and scale, setbacks and open spaces, site development, and access and circulation features.

3. Potentially unfavorable effects or impacts on other existing or permitted uses on abutting sites, to the extent such impacts exceed those which reasonably may result from use of the site by a permitted use.

4. Modifications to the site plan which would result in increased compatibility, or would mitigate potentially unfavorable impacts, or would be necessary to conform to applicable regulations and standards and to protect the public health, safety, morals, and general welfare.

5. Safety and convenience of vehicular and pedestrian circulation in the vicinity, including traffic reasonably expected to be generated by the proposed "Conditional Use" and other uses authorized and anticipated in the area, considering existing zoning and land uses in the area.

6. That any conditions applicable to approval are the minimum necessary to minimize potentially unfavorable impacts on nearby uses and to ensure compatibility of the proposed "Conditional Use" with existing or permitted uses in the surrounding area.

C. Planning Commission Hearing and Recommendation: The Planning Commission shall hold a public hearing on each application for a "Conditional Use". Public notification requirements shall be the same as a Rezoning procedure. At the public hearing, the Commission shall review the application and shall receive public comments concerning the proposed use and proposed conditions under which it would be operated or maintained. The Planning Commission may recommend that the City Council establish conditions of approval. Conditions may include, but shall not be limited to, requirements for special yards, open spaces, buffers, fences, walls, and screening; requirements for installation and maintenance of landscaping and erosion control measures; requirements for street improvements and dedications, regulation of vehicular ingress and egress, and traffic circulation, regulation of signs; regulations of hours or other characteristics of operation; and such other conditions as the Commission may deem necessary to insure compatibility with surrounding uses, and to preserve the public health, safety, and welfare.

D. City Council Approval: Granting a "Conditional Use" shall be considered a privilege bestowed by the City Council for a specific use at a specific location. "Conditional Uses" may be granted by the City Council with such requirements and/or conditions, as the Council deems appropriate. Such requirements and/or conditions shall be continually complied with by the applicant and his successors and assigns. At the time of issuance of a Certificate of Occupancy for the initial operation of a "Conditional Use", the City Council shall cause the property legal description and "Conditions of Approval" established by the City Council to be filed in the records of the McClain or Grady County Clerk's office.

E. Violations: For any reason, if any requirement or condition specified in the authorizing "Conditional Use" ordinance is violated, said violation constitutes a violation of the Zoning Ordinance and subjects the violator to the fines and penalties contained herein. Further, such a violation constitutes grounds for the City Council to remove or amend, by ordinance, the previously authorized "Conditional Use" and any concurrent rezoning.

1. If it is determined by the City Manager or City Planner that there is a violation of any applicable provision of this Section, or a failure to comply with

conditions imposed by any "Conditional Use" ordinance on the property, then the City Manager or the City Planner may initiate any or all of the following actions to remedy the situation, including:

- a. Specify the nature and extent of any such violations and specify reasonable time to correct such violations
- b. Report such violations to the Code Enforcement Official and initiate action in the same manner as any other violation of the Zoning Ordinance
- c. Schedule a Public Hearing before the City Council to review such matter and consider revocation, by ordinance, of "Conditional Use" for said property.

2. Whenever any one or more of the foregoing actions is initiated, notice shall be given to the property owner of record. Such notice shall be given by first-class mail or hand-delivery, address to "Tenant, Owner, or Manager" at the property address.

F. Expiration for Non-Use: The authority to issue initial construction or occupancy permits pursuant to the granting of a "Conditional Use" shall expire two (2) years after the City Council approves the "Conditional Use", unless the City Council includes a different time limit as a specific condition of approval. This time period to initially establish a "Conditional Use" may be extended for a maximum of an additional year by action of the City Council, upon receipt of a timely request from the owner of said property, when it determines that conditions have not substantially changed since the time of original approval.

In any case where the "Conditional Use" is not activated in accordance with the times specified in the preceding paragraph, or where the "Conditional Use" has been discontinued for two continuous years, then the authority for such a "Conditional Use" ceases to exist and the owner must reapply in order to establish or re-establish said "Conditional Use".

G. Change of Ownership: A "Conditional Use" may be transferred to a new owner provided: (1) written notification is sent to the City Manager or City Planner indicating the date of transfer, name and address of new owner, and a statement acknowledging any conditions attached to the "Conditional Use" and the intent to continuously comply; (2) an inspection of the property reveals continued compliance with all original conditions.

H. Existing Uses:

1. A use legally established pursuant to a permissive use rezoning prior to the date of adoption of these Zoning Regulations shall be deemed pre-existing

and, shall be permitted to continue, provided that it is operated and maintained in accord with any conditions prescribed at the time of its establishment. If such a structure is destroyed by fire, explosions, or act of God, it may be rebuilt within one (1) year, if compliance with all conditions stipulated in its enabling ordinance are complied with.

2. Expansion of a pre-existing permissive use shall be permitted only upon the granting of a "Conditional Use" as prescribed in these regulations.

**SECTION 2. REPEALER.** All former ordinances or parts of ordinances conflicting or inconsistent with the provisions of this ordinance are hereby repealed.

**SECTION 3. SEVERABILITY.** In the event any word or sentence in this ordinance, or provision or portion of this ordinance, or rules adopted by this ordinance is invalidated by any court of competent jurisdiction, the remaining words and/or sentences, provisions, or portions thereof shall not be affected and shall continue in full force and effect.

**SECTION 4. EMERGENCY.** Whereas, it being immediately necessary for the preservation of the public health, peace and safety of the City of Blanchard and the inhabitants thereof, an emergency is hereby declared to exist, by reason whereof, this Ordinance shall be in full force and effect from and after its passage and approval, as provided by law.

**PASSED** and **APPROVED** and the Emergency Clause voted upon separately by the City Council of the City of Blanchard, Oklahoma on this 28<sup>th</sup> day of January, 2020.

*Eddie Odeh*

\_\_\_\_\_  
Mayor

**ATTEST:**

*Brenda M. Baird*  
\_\_\_\_\_  
City Clerk



**APPROVED AS TO FORM** on this 28 day of January, 2020.

*Ad L P.*  
\_\_\_\_\_  
City Attorney

# **BUSINESS AGENDA**

**B-2**



# Council Agenda

## Business Item No. B-2

**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** RESOLUTION ~ Conditional Use Permit (Bell).

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### **BACKGROUND:**

A Resolution of the City of Blanchard, Oklahoma, for the purpose of approving a Conditional Use Permit, as recommended by the Blanchard Planning Commission, for a medical marijuana processing facility within the C-4, Restricted Commercial Zoning District located at 1103 S. County Line Avenue in the City of Blanchard.

### **FISCAL IMPACT:**

Cost of publication shall be borne by the applicant.

### **LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

### **ACTION REQUESTED:**

Discussion, consideration and possible action, including but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of Resolution No. 2021-\_\_ approving the Conditional Use Permit, as recommended by the Blanchard Planning Commission.

### **EXHIBITS:**

Resolution.

**RESOLUTION NO. 2021-\_\_\_\_\_**

**A RESOLUTION FOR THE PURPOSE OF APPROVING A  
CONDITIONAL USE PERMIT FOR A MEDICAL MARIJUANA  
PROCESSING FACILITY WITHIN THE C-4, RESTRICTED  
COMMERCIAL ZONING DISTRICT LOCATED AT 1103 S. COUNTY  
LINE AVE IN THE CITY OF BLANCHARD, OKLAHOMA.**

**WHEREAS**, the applicant (Earnest Bell) has submitted an application for a Conditional Use Permit for a marijuana processing facility located at 1103 S. County Line Ave, an already existing marijuana growing facility, further described to wit:

A part of the SE Quarter of the NE Quarter of Section 36, Township 8 North, Range 5 West of the I.M., Grady County, Oklahoma, being more particularly described as follows:

Beginning at a point 85 feet South of the NE Corner of said SE/4-NE/4; Thence West a distance of 505.2 feet; Thence South a distance of 144.20 feet; Thence East a distance of 265.2 feet; Thence South a distance of 85.00 feet; Thence East a distance of 144.3 feet to the North ROW of Highways 62 & 277; Thence NE along the North ROW of said highways a distance of 160.7 feet; Thence North 100.4 feet to the Point of Beginning.

**WHEREAS**, the Planning Commission made a recommendation for approval with contingencies at the May 13<sup>th</sup>, 20201 Planning Commission Regular Meeting; and

**WHEREAS**, the applicant will have to meet all local, state, and federal regulations for a marijuana growing facility; and

**WHEREAS**, the motion made by the Planning Commission required the following conditions as a part of their recommendation for approval:

1. An eight (8) ft privacy fence be installed around the building.
2. No distillate or high-pressure butane extraction processes can be used.
3. Only the baking of cookies, chocolates, or other similar edibles using kitchen equipment shall be allowed; and

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Blanchard, Oklahoma, that:

**SECTION 1.** The City hereby approves the Conditional Use Permit for a medical marijuana growing facility.

**ADOPTED** and **APPROVED** on this 25<sup>th</sup> day of May, 2021, by the City Council of the City of Blanchard, at a public meeting held in compliance with the Oklahoma Open Meeting Act.

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**Mayor**

**ATTEST:**                      **(Seal)**

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**City Clerk**



# **BUSINESS AGENDA**

**B-3**



# Council Agenda

## Business Item No. B-3

**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** PUBLIC HEARING ~ Rezoning Application.

### **BACKGROUND:**

Open, conduct and close Public Hearing to receive public comments on the Planning Commission's recommendation to approve a Zoning Case to reclassify property on an application submitted by:

Applicant: Connie Lee Adamson  
Location: 839 N. MacArthur Ave  
Zoning: S-1, Suburban District  
Proposed Use: R-E, Residential Estates District  
Legal: See attached

The Blanchard Planning Commission held their public hearing on Thursday, May 13<sup>th</sup>. They heard testimony from the applicant and "No Protests" received.

After hearing said testimony, the Planning Commission voted upon and adopted Resolution No. 2021-09 with conditions for issuance and recommending to the City Council for approval of the Zoning Reclassification of approximately 5.06 acres MOL, as submitted.

### **FISCAL IMPACT:**

None

### **LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION NEEDED:**

Open, Conduct and Close Public Hearing.

**EXHIBITS:**

PC Resolution No. 2021-09.

Public Hearing Notice.

Zoning Application.

## RESOLUTION NO. 2021-09

### **A RESOLUTION OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BLANCHARD, OKLAHOMA, RECOMMENDING APPROVAL OF AN APPLICATION TO INCLUDE ADDITIONAL TERRITORY WITHIN THE R-E, RESIDENTIAL ESTATES DISTRICT; AND TO DELETE SUCH PROPERTY FROM THE S-1, SUBURBAN DISTRICT.**

**WHEREAS**, Connie Lee Adamson, owner, filed an application requesting a zoning reclassification of land from the S-1, Suburban District to the R-E, Residential Estates District on property located at 839 N. MacArthur Ave within the municipal limits of Blanchard; and

**WHEREAS**, the Commission held their Public Hearing on said Application at their regular meeting on Thursday, May 13th, 2021 to solicit general input in accordance with Section 21-1012 of the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104; and

**WHEREAS**, at said hearing, upon considering all testimony and arguments, if any, of all interested persons owning property within a three-hundred (300) foot radius of said parcel, the Commission voted to recommend approval of said Application to R-E, Residential Estates District; and

**WHEREAS**, the Planning Commission did make the following findings to recommend such approval of said Zoning Application to the City Council:

1. Consistent with General Plan  
The Zoning Reclassification to R-E, Residential Estates District to be consistent with the goals, objectives and policies of the City's Updated 2020 Comprehensive Plan.
2. Public Welfare  
Approval of this Zoning Reclassification to R-E, Residential Estates District DOES NOT create conditions that would be materially detrimental to the public health, safety and general welfare.

**NOW, THEREFORE, BE IT RESOLVED** by the Planning Commission of the City of Blanchard, that:

**SECTION 1.** That the above recitations are true and constitute the Findings of the Planning Commission in this case.

**SECTION 2.** That the Planning Commission does hereby recommend to the City Council the approval of the Zoning Application for reclassification of property to R-E, Residential

Estates District.

**ADOPTED** and **APPROVED** on this 13<sup>th</sup> day of May, 2021, by the Planning Commission of the City of Blanchard, at a public meeting held in compliance with the Oklahoma Open Meeting Act, by the following vote:

**AYES:**                   **Smith, Ward, Franklin, Short**

**NAYS:**                   **None**

**ABSENT:**               **Tompkins**

/s/   **D Smith**

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**Vice-Chairman**

**ATTEST:**                   **(Seal)**

/s/   **Diana Daniels**

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**Secretary**

## NOTICE OF PUBLIC HEARING ON REQUEST FOR REZONING

An Application to Re-zone property from S-1 to R-E from Connie Lee Adamson on the following described property, to wit:

839 N. MacArthur Ave, Blanchard, OK 73010 or otherwise described as a tract of land lying in the Northeast Quarter of the Northeast Quarter (NE/4 NE/4) of Section 28, Township 8 North, Range 4 West, McClain County, State of Oklahoma, more particularly described as follows: Beginning at a point 870 feet South and 363.75 feet East of the Northwest corner of the East Half of the West Half of the Northeast Quarter of the Northeast Quarter (E/2 W/2 NE/4 NE/4) of said Section 28, thence East 626.25 feet, thence North 350.5 feet, thence West 626.25 feet, thence South 350.5 feet to the point of beginning. The above described tracts contains +/- 5.06 acres as surveyed. Bearings shown hereon are referenced to the Oklahoma Coordinate System of 1983, 2011 adjustment, South Zone.

The Blanchard Planning Commission will hold a "Public Hearing" on said Application at 6:30 p.m. on May 13th, 2021, at the Blanchard Municipal Courthouse , 300 N. Main, Blanchard, Oklahoma, at its regularly scheduled meeting.

The Blanchard City Council will also conduct a "Public Hearing" at 6:00 p.m. on May 25th, 2021 during its regularly scheduled meeting at Blanchard Municipal Courthouse, 300 N. Main, Blanchard, Oklahoma, IF the Planning Commission's recommendation is in favor of approving the rezoning request, at which time an ordinance amending the Zoning Code may be voted upon.

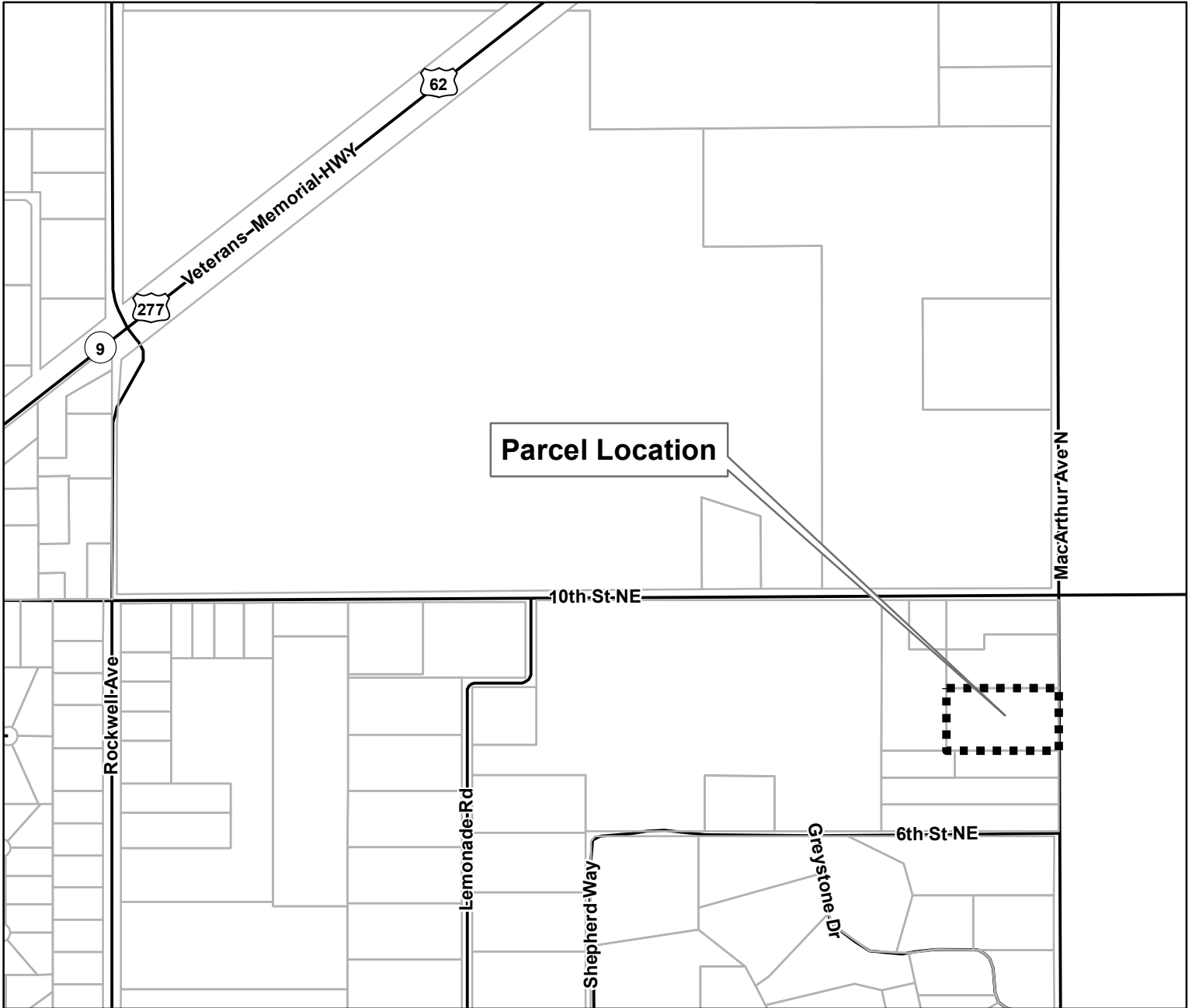
*Ryan Conner, City Planner*  
405-485-9392 x112  
cityplanner@cityofblanchard.us

# City of Blanchard Planning Commission

Applicant: Connie Lee Adamson

Part of NE/4 NE/4 Sec 28 T8N R4W

Rezoning Request - S-1 to R-E



Disclaimer: This product is for informational purposes only and it is NOT suitable for legal, engineering, or surveying purposes. The City of Blanchard does not assume any responsibility for any errors, deficiencies, defects, omissions, or inaccuracies in the data.

### Legend

- Adamson Parcel
- Blanchard Parcels
- Roads



|  |   |               |                        |
|--|---|---------------|------------------------|
|  | <b>City of Blanchard</b><br>122 N. Main Street<br>Blanchard, OK 73010 |               |                        |
|  | Date:<br>MAY 2021   | Scale:<br>N/A | Drawn By:<br>R. Conner |

# Zoning Reclassification Report

**DATE:** 13 May 2021  
**TO:** Blanchard Planning Commission  
**RE:** Rezoning Application filed by Connie Lee Adamson

## Application

**APPLICANT:** Connie Lee Adamson  
**OWNER:** Same as applicant  
**LOCATION:** 839 N. MacArthur Ave – appx 5.06 acres MOL  
**ZONING (Current):** S-1, Suburban District  
**ZONING (Proposed):** R-E, Residential Estates District  
**LEGAL:** See attached documents

## Background

The subject property is located at 839 N. MacArthur Ave, approximately 600 ft South of NE 10<sup>th</sup> St on MacArthur Ave. The properties along MacArthur Ave are all zoned S-1, Suburban District as given during annexation in 2004. The subject property contains approximately 5.06 acres MOL and has an existing manufactured home. Ms. Adamson is requesting the zoning change to R-E, Residential Estates in order to split the property in half in order to place an additional manufactured home for her son to live in. The R-E, Residential Estates zoning district requires that tracts of land have a minimum of 1 acre of land and do allow for manufactured housing units. Ms. Adamson has not submitted the Lot Split application request at this time, but indicated this would be coming soon if the zoning request was successfully approved. The property is located more than ¼ mile from sanitary sewer, but has access to the 8” water main running along MacArthur Ave. There have not been any complaints on the rezoning request either oral or written to date.

## Site Location & Description

The property is located in the NE/4 of Section 28, Township 8 North, Range 4 West of the Indian Meridian, McClain County, Oklahoma.

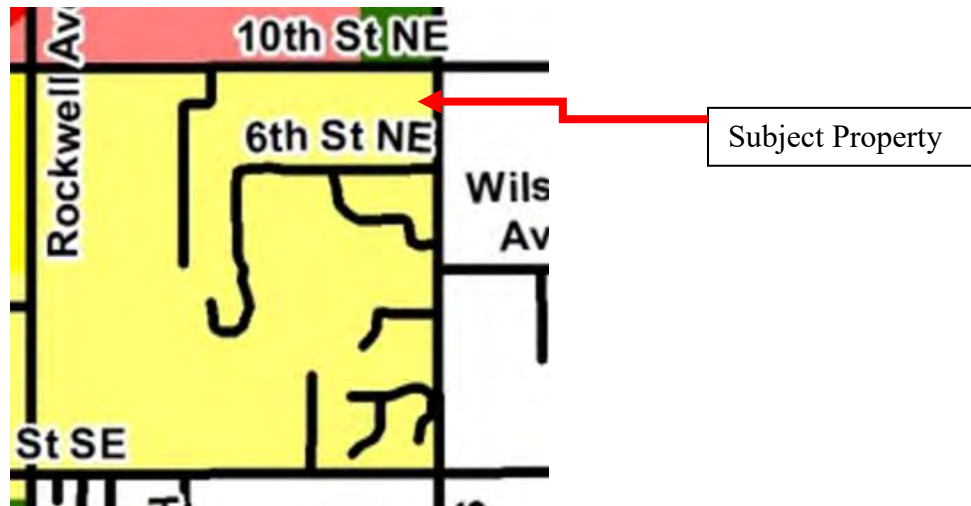


# Public Notification

Pursuant to Municipal Code Section 21-1012, notice to the public hearing was mailed to all owners and residential and commercial owners of property located within a 300' radius of the subject property and published in the Blanchard News prior to the hearing. In addition, a sign was posted upon the property prior to the hearing.

## Zoning Code & General Plan Conformance

The current land use of the property is rural residential(see Page 25, 2020 Comprehensive Plan Update). The Future land use of the subject property is designated as the same (1-2.5 acre tracts).



## Utilities

The subject property is located within the water service boundary, but not within the sanitary sewer service boundary.

## Protest of Application

No written protests have been filed to date.

## Attachments

- A. Application
- B. Location Map

Ryan M. Conner, City Planner



# City of Blanchard

## Zoning Reclassification Application (REZONING) - Page 1

Present Zoning Classification: S#-1 Requested Zoning Classification: R-E

Street Address: 839 N. MacArthur Ave City, ST, ZIP: Blanchard OK 73010

Please attach the legal description of the property.

### Property Owner Information

Property Owner Name(s): Connie Lee Adamsen

If a corporation, corporate official name and seal: \_\_\_\_\_

Mailing Address: 839 N MacArthur Ave City, ST, ZIP: Blanchard, OK 73010

Phone: 405-274-1981 Fax: — Email: conada919@gmail.com

Billing Information (for billing legal advertising and notification and notification costs, if not property owner mailing address): Name: \_\_\_\_\_

Address: SAA City, ST, ZIP: \_\_\_\_\_

### Additional Information

Current use of property to be rezoned: residential

Reason for rezoning request: For my son to put a home on the property

Are there any deed restrictions or restrictive covenants that would affect the use of this property? If so, please describe briefly below and attach: \_\_\_\_\_

Has applicant applied for rezoning of this property in the past? If so, please attach a description.

**AUTHORIZED REPRESENTATIVE:** I hereby certify that I am authorized to represent all of the property owners of the above described tract in this application. A power of attorney is attached.

Name: Connie Adamsen Address: 839 N MacArthur Ave

Signature: [Signature] City, ST, ZIP: Blanchard OK 73011 Telephone: 405-274-1981

# **BUSINESS AGENDA**

**B-4**



# Council Agenda

## Business Item No. B-4

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** ORDINANCE ~ Rezoning (Adamson).

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**BACKGROUND:**

An Ordinance of the City of Blanchard, Oklahoma, amending the Zoning Ordinance, as amended, to include additional territory within the (R-E), Residential Estates District; to delete such property from the S-1, Suburban District; providing for entering such amendments upon the official Zoning Map; providing for severability; declaring repealer; and declaring an emergency.

**FISCAL IMPACT:**

Cost of publication shall be borne by the applicant.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of Ordinance No. \_\_\_ approving the Zoning Reclassification of 5.06 acres, as recommended by the Blanchard Planning Commission.

**EXHIBITS:**

Ordinance No. \_\_\_\_.

ORDINANCE NO. \_\_\_\_

**AN ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA, AMENDING THE ZONING ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA, AS AMENDED, TO INCLUDE ADDITIONAL TERRITORY WITHIN THE {R-E}, RESIDENTIAL ESTATES DISTRICT; TO DELETE SUCH PROPERTY FROM THE {S-1}, SUBURBAN DISTRICT; PROVIDING FOR ENTERING SUCH AMENDMENTS UPON THE OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; DECLARING REPEALER; AND DECLARING AN EMERGENCY.**

**WHEREAS**, Connie Lee Adamson, owner, filed an application for a zoning reclassification of property as described in Section 1 below from the S-1, Suburban District to the R-E, Residential Estates District; and

**WHEREAS**, the Blanchard Planning Commission held a public hearing on Thursday, May 13, 2021, to solicit general input in accordance with the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104, where a recommendation was adopted by Resolution No. 2021-09 recommending approval; and

**WHEREAS**, the Blanchard City Council held a public hearing on Tuesday, May 25, 2021, to solicit general input in accordance with the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104; and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA:**

**SECTION 1.** That the Zoning Ordinance of the City of Blanchard, Oklahoma, as amended, is hereby amended to change the boundaries of the {R-E}, Residential Estates District, as shown upon the Official Zoning Map, to include therein the following described property in McClain County, State of Oklahoma, to wit:

**Legal Description:**

839 N. MacArthur Ave, Blanchard, OK 73010 or otherwise described as a tract of land lying in the Northeast Quarter of the Northeast Quarter (NE/4 NE/4) of Section 28, Township 8 North, Range 4 West, McClain County, State of Oklahoma, more particularly described as follows: Beginning at a point 870 feet South and 363.75 feet East of the

Northwest corner of the East Half of the West Half of the Northeast Quarter of the Northeast Quarter (E/2 W/2 NE/4 NE/4) of said Section 28, thence East 626.25 feet, thence North 350.5 feet, thence West 626.25 feet, thence South 350.5 feet to the point of beginning. The above described tracts contains +/- 5.06 acres as surveyed. Bearings shown hereon are referenced to the Oklahoma Coordinate System of 1983, 2011 adjustment, South Zone.

**SECTION 2.** That the said described property in McClain County, State of Oklahoma, shall not be designated as part of the {S-1}, Suburban District upon the Official Zoning Map of the City of Blanchard, and is hereby deleted therefrom.

**SECTION 3. SEVERABILITY.** If any section, subsection, sentence, clause, phrase or portion of this Ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, said portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions of this Ordinance.

**SECTION 4. REPEALER.** All former ordinances and/or parts of ordinances conflicting or inconsistent with the provisions of this Ordinance are hereby repealed.

**SECTION 5. EMERGENCY.** Whereas, it being immediately necessary for the preservation of the public health, peace and safety of the City of Blanchard and the inhabitants thereof, an emergency is hereby declared to exist, by reason whereof, this Ordinance shall be in full force and effect from and after its passage and approval, as provided by law.

**PASSED and APPROVED** and the Emergency Clause voted upon separately by the City Council of the City of Blanchard, Oklahoma on this 25<sup>th</sup> day of May, 2021.

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Mayor

ATTEST: (Seal)

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**City Clerk**

**APPROVED AS TO FORM** on this 25<sup>th</sup> day of May, 2021.

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**City Attorney**

# **BUSINESS AGENDA**

**B-5**





# Council Agenda

## Business Item No. B-5

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** EMERGENCY CLAUSE ~ Ordinance.

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**BACKGROUND:**

The Oklahoma Supreme Court have upheld state statutes regarding the adoption of an Emergency Clause upon the adoption of an ordinance by the municipal governing body. The Court’s ruling only requires that the ordinance itself must declare that an emergency exists in order to preserve the health, safety and welfare of the citizens of the City of Blanchard.

The passage of such an Emergency Clause requires four (4) out of five (5) votes and must be voted upon separately from the ordinance itself and upon adoption becomes effective on the date of publication in the local newspaper. All ordinances are required to be published within fifteen (15) days from the date of adoption.

The non-passage of the Emergency Clause, causes the effective date to be thirty (30) days from the date of publication.

**FISCAL IMPACT:**

Cost to publish in the local newspaper within fifteen (15) days from adoption.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of an Emergency Clause for Ordinance No. \_\_\_\_.

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**EXHIBITS:**

None.

# **BUSINESS AGENDA**

**B-6**



# Council Agenda

## Business Item No. B-6

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** PUBLIC HEARING ~ Rezoning Application.

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**BACKGROUND:**

Open, conduct and close Public Hearing to receive public comments on the Planning Commission’s recommendation to approve a Zoning Case to reclassify property on an application submitted by:

**Applicant:** Virginia W. Pedlow & David F. Johnson  
**Location:** Approx. 2.27 acres located at thr SW intersection of US-62 & 10<sup>th</sup> Sreet NE (across US-62 from Sonic)  
**Zoning:** A-1, Agricultural District  
**Proposed Use:** C-3, Planned Shopping Center District  
**Legal:** See attached

The Blanchard Planning Commission held their public hearing on Thursday, May 13<sup>th</sup>. They heard testimony from the applicant and received several protests from area residents (see attached).

After hearing said testimony, the Planning Commission voted upon and adopted Resolution No. 2021-10 recommending approval to the City Council of the Zoning Reclassification of approximately 5.27 acres MOL, as submitted.

**FISCAL IMPACT:**

None

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION NEEDED:**

Open, Conduct and Close Public Hearing.

**EXHIBITS:**

PC Resolution No. 2021-10.

Protests.

Public Hearing Notice.

Zoning Application.

## RESOLUTION NO. 2021-10

### **A RESOLUTION OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BLANCHARD, OKLAHOMA, RECOMMENDING APPROVAL OF AN APPLICATION TO INCLUDE ADDITIONAL TERRITORY WITHIN THE C-3, PLANNED SHOPPING CENTER DISTRICT; AND TO DELETE SUCH PROPERTY FROM THE A-1, AGRICULTURAL DISTRICT.**

**WHEREAS**, Virginia W. Pedlow & David Ford Johnson, owners, filed an application requesting a zoning reclassification of land from the A-1, Agricultural District to the C-3, Planned Shopping Center District on property located in a part of the NE/4 of Section 29 T8N R4W, McClain County, Oklahoma, all within the municipal limits of Blanchard; and

**WHEREAS**, the Commission held their Public Hearing on said Application at their regular meeting on Thursday, May 13th, 2021 to solicit general input in accordance with Section 21-1012 of the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104; and

**WHEREAS**, at said hearing, upon considering all testimony and arguments, if any, of all interested persons owning property within a three-hundred (300) foot radius of said parcel, the Commission voted to recommend approval of said Application to C-3, Planned Shopping Center District; and

**WHEREAS**, the Planning Commission did make the following findings to recommend such approval of said Zoning Application to the City Council:

1. Consistent with General Plan  
The Zoning Reclassification to C-3, Planned Shopping Center District to be consistent with the goals, objectives and policies of the City's Updated 2020 Comprehensive Plan.
2. Public Welfare  
Approval of this Zoning Reclassification to C-3, Planned Shopping Center District DOES NOT create conditions that would be materially detrimental to the public health, safety and general welfare.

**NOW, THEREFORE, BE IT RESOLVED** by the Planning Commission of the City of Blanchard, that:

**SECTION 1.** That the above recitations are true and constitute the Findings of the Planning Commission in this case.

**SECTION 2.** That the Planning Commission does hereby recommend to the City Council the approval of the Zoning Application for reclassification of property to C-3, Planned Shopping Center District.

**ADOPTED** and **APPROVED** on this 13<sup>th</sup> day of May, 2021, by the Planning Commission of the City of Blanchard, at a public meeting held in compliance with the Oklahoma Open Meeting Act, by the following vote:

**AYES:**                   **Smith, Ward, Franklin, Short**

**NAYS:**                   **None**

**ABSENT:**               **Tompkins**

/s/     **D Smith**

---

**Vice-Chairman**

**ATTEST:**                   **(Seal)**

/s/     **Diana Daniels**

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**Secretary**

EVELYN AND JARED COX  
700 CHIPPINGHAM LANE, BLANCHARD OK 73010 (405) 205-9265  
[JCOX76@PLDI.NET](mailto:JCOX76@PLDI.NET)

Jared and Evelyn Cox  
700 Chippingham Lane  
Blanchard, OK 73010

May 13, 2021

City of Blanchard Planning Commission  
Petition Against Re-zoning Application Request from A-1 to C-3 for Part of NE/4 Sec 29 T8N R4W  
City of Blanchard  
122 N. Main Street  
Blanchard, OK 73010

Dear Ryan Conner and Planning Commission Members:

Hello. I am writing to formally protest the applicant request by Virginia W. Pedlow and David Johnson Ford to rezone Part of NE/4 Sec 29 t8N R4W from A-1 to C-3. It is my understanding that the applicant is requesting to rezone this parcel to a C-3 with the intention of constructing a multilevel building with a liquor store. My husband and I own the land that is directly adjacent to that property and when we purchased our house in 2010 that property had a deed restriction that it could not be utilized for commercial purposes. We purchased our property because of the peace and serenity that we have from living in this residential neighborhood that we so love. We currently are having to adjust to the amount of traffic and noise that we get from the commercial properties located across the street of our back yard.

I would like to go on record as formally protesting this request. I am deeply concerned about the detrimental effects that granting this rezoning request will have on both our property value as well as the prospective issues with regard to our privacy and security of property and persons dwelling within our home. I have teenage children that still live at home and I am deeply concerned about our privacy and security with the construction of a liquor store and multi-level building within walking distance of our back porch. We currently have no fence that would serve as a barrier to separate our property from tenants or customers of such an establishment. Please take into consideration our adamant concern for the safety, security, and property value loss that this would cause our family. Please to not grant this request to rezone this property that Part of NE/4 Sec 29 T8N R4W to be rezoned from A-1 to C-3. Feel free to call me at 405-226-2282 should you have any questions.

Sincerely,

  
Evelyn and Jared Cox





cityplanner CityofBlanchard.US &lt;cityplanner@cityofblanchard.us&gt;

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## Rezoning of property located along HWY 62 across from Sonic

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**Schmidt, Cameron E** <cameron.schmidt@nov.com>

Thu, May 13, 2021 at 4:28 PM

To: cityplanner@cityofblanchard.us

Mr. Conner,

My name is Cameron Schmidt, and my family and I live at 1423 Foxboro Ln. Our property sits on the west side of Foxboro Ln and backs directly up to (literally right in the middle of) the property in question. I have several concerns about any development on this property regarding water runoff, privacy and noise. Let's start with the water runoff. Water runoff from Hwy 62 NW of 10th street is routed behind multiple 3-4 houses along Foxboro Ln leaving the ground soggy for weeks/ months on end. That is only one area of runoff. Then you take the ditch that runs down Foxboro Ln, and it too also funnels into my neighbor north of me and my back yards. Those two areas alone create two amazing river like features through our backyards during and days after torrential downpours. Next let's move on to Privacy. We are fortunate enough that we have woods boarding our back property line, but unfortunately the majority of which lie not on our side of the property line. Therein lies the problem. Once a development were to take place we would be looking into the back area of a business, (usually where the dumpsters and trash get put) among other eye sores. Not knowing how tall the building/buildings or business might be could also hinder our peace and tranquility and privacy depending on placement of windows, doors, fencing etc.... Now on to noise levels. The woods behind our house provide a sort of insulator from what sounds like Top fuel drag races every time some one with a hot rod catches a red light. Decibel levels vary from higher during fall and winter seasons to lower during spring and summer seasons. With the removal of said woods , I might as well have track side seats at Texas Motor Speedway during a NASCAR race. I highly urge and invite anyone on city council willing to come take a walk behind my house to come by and I could show and explain visibly and audibly my concerns and frustrations about what, how and when a project or business were to get started. Contact me anytime if anyone on city council is interested in stopping by. Let me be clear. I am all for growth to better our town, infrastructures and revenues, I would just like those developments not to infringe upon any residents of this wonderful city.

Regards,  
Cameron Schmidt  
903-388-3315  
[Cameron.schmidt@nov.com](mailto:Cameron.schmidt@nov.com)

Sent from my iPhone



cityplanner CityofBlanchard.US &lt;cityplanner@cityofblanchard.us&gt;

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## Zone Meeting

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**jared cox** <jcox3327@gmail.com>  
To: Cityplanner@cityofblanchard.us

Thu, May 13, 2021 at 3:37 PM

City Manager,

I would like to protest the rezoning of the property between Fox Run and Hwy 62 that is in question. My property backs up to the property in question and this proposal is very concerning to me. I have learned that apartments and a liquor store are proposed to go in at this location. As a 19 year OKC police officer I know what type of things that come with apartments complexes and liquor stores.

An increase in crime and noise are inevitable. This is concerning because we can already hear the noise from Sonic every night in the summer and it's much further away from our home. There is major drainage that goes through that area as well. This will have a significant affect on the property values of the homes that meet the property lines of this property.

Sincerely,  
Jared Cox

Sent from my iPhone



cityplanner CityofBlanchard.US &lt;cityplanner@cityofblanchard.us&gt;

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## Proposed Re-Zoning of Fox Run Addition

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Hernandez, Jesus E <jesus.hernandez@okc.gov>

Thu, May 13, 2021 at 5:56 PM

To: "Cityplanner@cityofblanchard.us" <Cityplanner@cityofblanchard.us>

To Whom it may Concern,

Good afternoon Council Members. I wanted to reach out and express a concern which I have regarding a portion of land which, in my understanding, is up in question to become re-zoned and appropriated as a commercial property.

First, I will give you a brief background, so you understand my position on this matter. My name is Jesus Hernandez, I am an Officer with The City Oklahoma City Police Department, and previous to my employment as an Officer I had the opportunity to work as a State Investigator with the Office of the Chief Medical Examiner, previous to that, I was a Paramedic, working in multiple Emergency Rooms and Healthcare Agencies. Currently I am assigned to a plain-clothes/undercover unit within the Oklahoma City Police Department, in which we work primarily narcotics and stolen property crimes. I only disclose this information to you so that as this email progresses, you may understand my stand on this matter, and hope the above listed information will remain confidential.

My family and I are currently in the process of purchasing a home within the Fox Run addition. We are currently under contract and look forward to closing on our new home, in your community within the next couple weeks. I have multiple co-workers (partners) who live within this addition and within your community, and they have expressed their concern with me in regard to the issue at hand. Considering our recent purchase in your addition, I hope you will at least read this e-mail and take it into consideration.

Re-zoning this piece of property and providing an opportunity for commercial buildings and businesses to open, including an apartment complex, and Liquor Store, will undoubtedly open the door for an increase in crime. I am not against small businesses, in-fact, quite the opposite. I believe small businesses should be given an opportunity, and I pray they have success. With that being said, I have also seen the problems which Liquor stores and apartment complexes bring to a rather small community.

Throughout my life, which has mostly been in Public Service to the community, I have observed a disproportionately higher rate of crime in close living quarters near access to alcohol. I would not be against the proposed re-zoning of the fox run addition if the property were to be used to further enhance the Fox run Addition such as a community playground or community pool. But considering the number of families which live within the Fox Run Additions and with the possible commercial properties being so close to these families I believe this to be a mistake. I believe your priority is to ensure the safety of the families which are closest to the proposed re-zoning property, and by allowing these businesses to go up, I believe this will put the safety of everyone in these neighborhoods at risk. I plead you re-consider your options and choose a safer stance.

Unfortunately I am on a time crunch and don't have the opportunity to give you exact details from my different life experiences in public service, as I had intended to do so, which I believe would allow you to understand my stance. All I can say is that I believe going through with this proposal could cause an increase in crime, an increase in noise, and will also indefinitely cause a reduction in property value for the homes near this property. I could go on but as I mentioned time is of the essence in this moment for me. I pray for you and your community in hopes you make the correct decision, as my family and I are on the verge of moving to your community. My family and I, including my three daughters, look forward to meeting you all, and being a positive influence in this community.

5/14/2021

City of Blanchard Mail - Proposed Re-Zoning of Fox Run Addition

Thank you for your time,

-Jesus Hernandez

CONFIDENTIALITY NOTE: This e-mail message and any attachments are intended solely for the person to which it is addressed and may contain privileged and confidential information protected by law. If you have received this communication in error, please notify the sender immediately by telephone or e-mail, destroy this message and delete any copies held in your electronic files. Unauthorized use and/or re-disclosure may subject you to penalties under applicable state and federal laws.



cityplanner CityofBlanchard.US &lt;cityplanner@cityofblanchard.us&gt;

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## Property adjacent to Fox Run

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**Jodi McKee** <joshan1299@icloud.com>  
To: cityplanner@cityofblanchard.us

Thu, May 13, 2021 at 1:41 PM

Good Afternoon,

I am writing to express my opposition to the building of commercial buildings adjacent to Fox Run. I currently live in Fox Run addition and believe that this will bring our property value down to have commercial buildings of any kind in the back yard of some of our homes. Please accept this as my written statement to oppose putting any type of building in the location. I understand that there is a meeting tonight to discuss this matter but I will not be able to attend. Again, I highly oppose this. Thank you for taking our concerns.

Jodi McKee  
415 [Hunt Club Rd.](#)  
[Blanchard, OK 73010](#)  
405-413-6904



cityplanner CityofBlanchard.US &lt;cityplanner@cityofblanchard.us&gt;

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**[Blanchard OK] Pedlow/Johnson rezoning application (Sent by Terri Schmidt, tmschmidt73@gmail.com)**

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**Contact form at Blanchard OK** <cmsmailer@civicplus.com>

Thu, May 13, 2021 at 9:41 PM

Reply-To: tmschmidt73@gmail.com

To: rconner &lt;cityplanner@cityofblanchard.us&gt;

Hello rconner,

Terri Schmidt ([tmschmidt73@gmail.com](mailto:tmschmidt73@gmail.com)) has sent you a message via your contact form (<https://www.cityofblanchard.us/user/183/contact>) at Blanchard OK.

If you don't want to receive such e-mails, you can change your settings at <https://www.cityofblanchard.us/user/183/edit>.

Message:

My husband and I attended the planning commission meeting this evening because of our interest in the rezoning application submitted by Pedlow/Johnson for the property located at the intersection of NE10th St. and US Hwy 62. The property is directly behind our property. We did not speak at the meeting this evening because the public was directed not to repeat a concern already discussed by someone else. I am hoping this email makes its way to the City Council.

We are not opposed to the property being developed, however we do have serious concerns about the impact development will have on our property. I've attached 2 pictures of my back yard from April 28. The pictures are not great quality, but I think they are clear enough to make my point. The two pictures are the portion of my back yard that back up to the Pedlow/Johnson property. The flooding in my back yard is not unique to this one storm- it floods like this nearly every time it rains. The small creek that runs behind our property, and through Fox Run, floods easily. You and the planning commission heard several residents this evening talk about the flooding of their backyards. This small creek runs through the Pedlow/Johnson property. The development of this property will significantly increase the flooding issue. If this property is to be developed, it is imperative that the property owner ensure that the development will not damage the adjacent properties. I would ask that the rezoning permit stipulate that Pedlow/Johnson and/or the new owner be required to address the draining/flooding issue.

My second concern is many of the property owns adjacent to the Pedlow/Johnson property are not fenced, purposefully not fenced. The development of this property will force the other property owners to install a fence to keep their property private and safe. I feel strongly that Pedlow/Johnson and/or the new owner should pay for the cost of the fencing.

The anticipated new owner of the property intends to build a small commercial building for 2-3 small businesses, including her own (liquor store). She also has intentions of adding a second story for residential housing, if granted a PUD permit. We are 100% opposed to this. The second story will allow access into adjacent backyards, a considerable invasion of privacy.

Thank you,  
Terri Schmidt

## NOTICE OF PUBLIC HEARING ON REQUEST FOR REZONING

An Application to Re-zone property from A-1 to C-3 from Virginia W. Pedlow & David Ford Johnson on the following described property, to wit:

This document's purpose is to describe the portion of Book 1515 at page 572 lying between the southeasterly right-of-way of U.S. Highway 62 and those plats of record; "Amended Plat Fox Run Section 2" and "Fox Run Section 3" all of the official records of McClain County, Oklahoma. Said portion is part of the northeast-quarter (NE/4) of section twenty-nine (29), Township Eight (8) North, Range Four (4) West of the Indian Meridian and further described as follows:

POINT OF BEGINNING being at a found ½" Iron Rod with cap stamped "SRA Ca 794" on the southeasterly line of U.S. Highway 62; Said found Iron Rod also being located South 43°14'48" East a distance of 650.04 feet from the north quarter (N/4) corner of said section 29 as shown on that Certified Corner Record by LS 1084 Dated December, 2003; Thence, from said Point of Beginning North 81°52'36" East on said southeasterly right-of-way line a distance of 230.61 Feet to an angle point on Lot 50, Block 1 of Said Amended Plat of Fox Run Section 2; Thence, leaving said right-of-way line and on the northwesterly of said Lot 50 South 27°27'40" West a distance of 239.62 Feet to the northwest corner of Lot 49, Block 1 of said Amended Plat; Thence, South 43°06'32" West on the northwesterly line of said Lot 49 a distance of 323.51 Feet to the southwest corner of said Lot 49 and a being a point on the east line of Lot 10, Block 1 of said Fox Run Section 3; Thence, North 25°32'53" West on said east line of said Lot 10 a distance of 20.47 Feet to an angle point on the east line of said Lot 10; Thence, North 35°59'23" West on east line of Lots 10 and 11, Block 1 of said Fox Run Section 3 a distance of 244.35 Feet to the northeast corner of said Lot 11 and being a point on the southeasterly right-of-way line of said U.S. Highway 62; Thence, North 51°57'50" East on said southeasterly right-of-way line a distance of 324.65 Feet to the Point of Beginning.

This Description contains 2.27 acres more or less as described. The Basis of Bearings for this description is North 51°57'50" East as measured on the southeasterly right-of-way line of U.S. Highway 62 between a found 1/2" Iron Rod with cap stamped "SRA Ca 794" for the Point of Beginning of this description and a found 3/8" Iron Rod stamped 4404 accepted for the Northwest Corner of Lot 13 Block 1 Fox Run Section 3. This description is subject to rights, rights of way and rights of record and was performed without the benefit of a title report. This description was written by Lee K Goss, an Oklahoma Professional Land Surveyor {P.L.S.} No. 1778 on June 4, 2019.

The Blanchard Planning Commission will hold a "Public Hearing" on said Application at 6:30 p.m. on May 13th, 2021, at the Blanchard Municipal Courthouse , 300 N. Main, Blanchard, Oklahoma, at its regularly scheduled meeting.

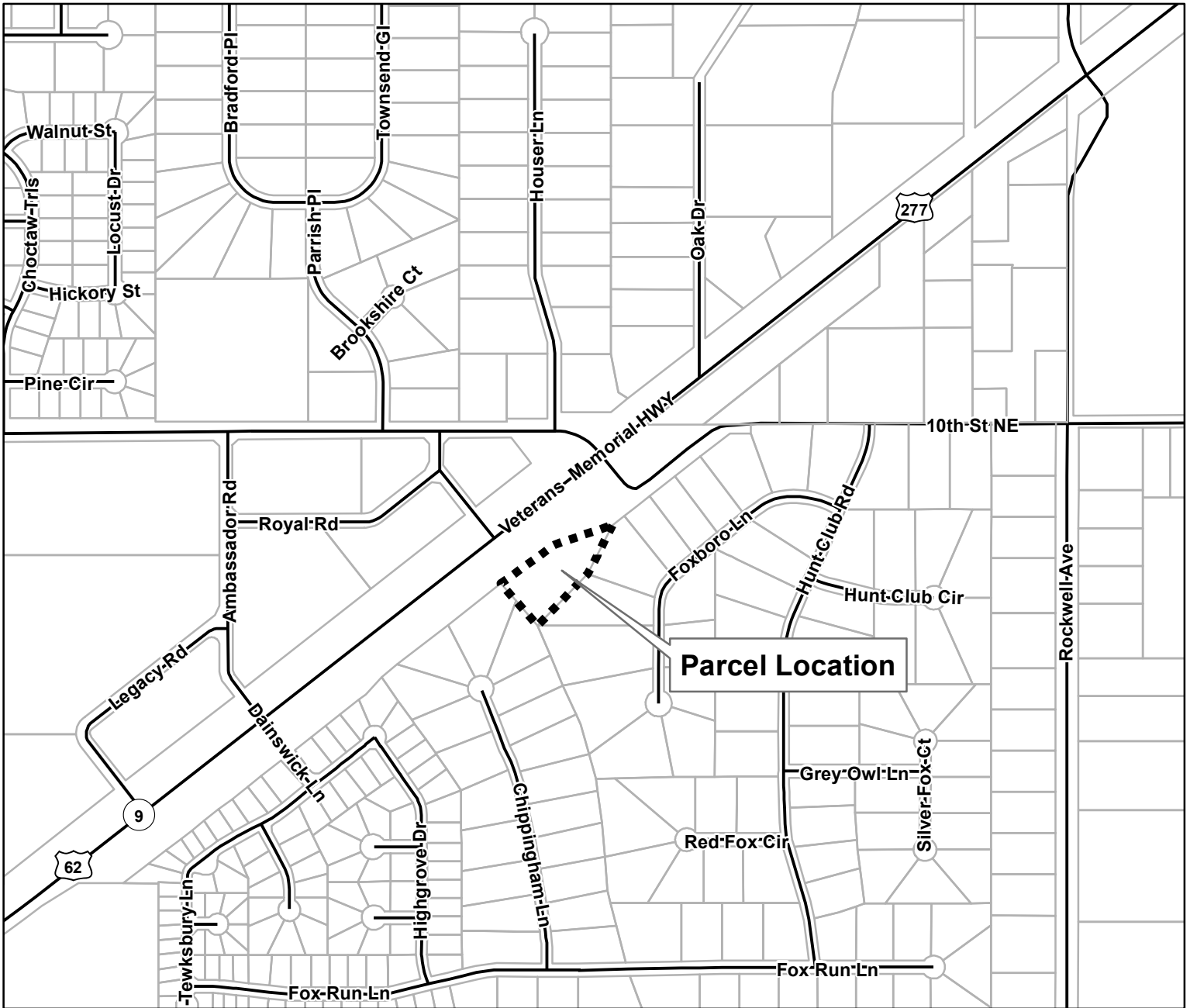
The Blanchard City Council will also conduct a "Public Hearing" at 6:00 p.m. on May 25th, 2021 during its regularly scheduled meeting at Blanchard Municipal Courthouse, 300 N. Main,

Blanchard, Oklahoma, IF the Planning Commission's recommendation is in favor of approving the rezoning request, at which time an ordinance amending the Zoning Code may be voted upon.

*Ryan Conner*, City Planner  
405-485-9392 x112  
cityplanner@cityofblanchard.us

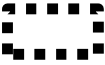




**City of Blanchard Planning Commission**  
**Applicant: Virginia W. Pedlow & David Johnson Ford**  
**Part of NE/4 Sec 29 T8N R4W**  
**Rezoning Request - A-1 to C-3**



Disclaimer: This product is for informational purposes only and it is NOT suitable for legal, engineering, or surveying purposes. The City of Blanchard does not assume any responsibility for any errors, deficiencies, defects, omissions, or inaccuracies in the data.

**Legend**

-  Pedlow Parcel
-  Blanchard Parcels
-  Roads



|   |        |           |
|---|--------|-----------|
| <b>City of Blanchard</b><br>122 N. Main Street<br>Blanchard, OK 73010 |        |           |
| Date:   | Scale: | Drawn By: |
| MAY 2021  | N/A    | R. Conner |

# Zoning Reclassification Report

**DATE:** 13 May 2021

**TO:** Blanchard Planning Commission

**RE:** Rezoning Application filed by Virginia Pedlow & David Johnson

## Application

**APPLICANT:** Virginia Pedlow & David Johnson

**OWNER:** Same as applicant

**LOCATION:** Appx. 2.27 acres located at the SW intersection of U.S. Hwy 62 & NE 10<sup>th</sup> St (across U.S. 62 from Sonic)

**ZONING (Current):** A-1, Agricultural District

**ZONING (Proposed):** C-3, Planned Shopping Center District

**LEGAL:** See attached documents

## Background

The subject property is located across U.S. Hwy 62 from Sonic, with frontage on the highway and theoretical access to NE 10<sup>th</sup> St as it makes a curve heading East towards Rockwell Ave. The property was essentially created as a result of the platting of the Fox Run Section 2 addition as it was clearly labeled as “Not-Included” on the face of the plat. This means the tract of land kept the original A-1, Agricultural Zoning District that would have been assigned at the time of annexation. The tract of land had a twenty (20) year deed restriction placed on it that did not allow for it to be used for commercial purposes. That restriction was placed on the property when it was sold to the developers of Fox Run. Since the twenty (20) year restriction has now made it past the time period, the owners of the tract have been actively trying to sell the property. One potential buyer came to the Planning Commission in March where they had the proposal to build a two-story multi-tenant structure for a liquor store and other retailers. There was also mention of using the second-story for residential apartments, which would require a PUD. At the time, the Planning Commission informed the applicant at the Pre-Planning meeting that they could proceed to the next step, the rezoning process. At the present time, the application request is only for the C-3, Planned Shopping Center District, which would allow for a liquor store and other types of commercial uses.

The subject property is bordered along U.S. Hwy 62 and the Fox Run Section 2 neighborhood behind it, which is zoned R-E, Residential Estates. The Future Use Map in the Comprehensive Plan did not distinguish the future land use of this property any differently than it did that of Fox Run, which is Low-Density Single Family. The owner of the tract of land has been in contact with the City of Blanchard about the property for a few years at this point about the prospective commercial use. The subject property would require the extension of both municipal water and sewer and is located within the TIF District along with the Blanchard Crossings properties.

To date, there have not been any written or oral protests on the rezoning request. Zoning regulations do require that any commercial use will have a screening fence along borders with residentially zoned properties, which would be the case in this situation if it were successfully approved. The request for a PUD would come at a later date if the property were rezoned and the developers still intended to allow for residential loft apartments.

## **Site Location & Description**

The property is located in the NE/4 of Section 29, Township 8 North, Range 4 West of the Indian Meridian, McClain County, Oklahoma.

## **Public Notification**

Pursuant to Municipal Code Section 21-1012, notice to the public hearing was mailed to all owners and residential and commercial owners of property located within a 300' radius of the subject property and published in the Blanchard News prior to the hearing. In addition, a sign was posted upon the property prior to the hearing.

## **Zoning Code & General Plan Conformance**

The current land use of the property is agricultural and undeveloped land (see Page 25, 2020 Comprehensive Plan Update). The Future land use of the subject property is designated as low density residential.

## **Utilities**

The subject property is located within both the municipal water and sanitary sewer service areas.

## **Protest of Application**

No written protests have been filed to date.

## **Attachments**

- A.** Application
- B.** Location Map

**Ryan M. Conner, City Planner**



# City of Blanchard

## Zoning Reclassification Application (REZONING) - Page 1

Present Zoning Classification: A-1 Requested Zoning Classification: C-3

Street Address: TBD - Veterans Memorial Hwy City, ST, ZIP: Blanchard, OK 73010

Please attach the legal description of the property.

### Property Owner Information

Property Owner Name(s): Virginia W Pedlow & David Ford Johnson

If a corporation, corporate official name and seal: \_\_\_\_\_

Mailing Address: 705 N 3rd Ave City, ST, ZIP: Purcell, OK 73080

Phone: 405.308.3910 Fax: \_\_\_\_\_ Email: vwpedlow@gmail.com

Billing Information (for billing legal advertising and notification and notification costs, if not property owner mailing address): Name: \_\_\_\_\_

Address: \_\_\_\_\_ City, ST, ZIP: \_\_\_\_\_

### Additional Information

Current use of property to be rezoned: n/a

Reason for rezoning request: to sell property

Are there any deed restrictions or restrictive covenants that would affect the use of this property? If so, please describe briefly below and attach: \_\_\_\_\_

Has applicant applied for rezoning of this property in the past? If so, please attach a description.

**AUTHORIZED REPRESENTATIVE:** I hereby certify that I am authorized to represent all of the property owners of the above described tract in this application. A power of attorney is attached.

Name: Virginia W Pedlow & David Ford Johnson Address: 705 N 3rd Ave

Signature: Virginia W Pedlow City, ST, ZIP: Purcell, OK 73080 Telephone: 405.308.3910

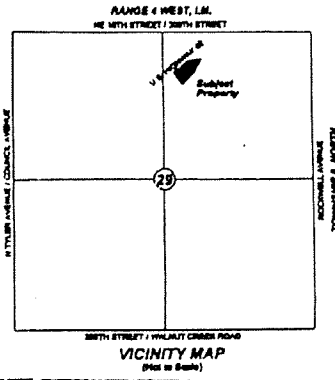
This survey made for the benefit of: DEL PEDLOW

EXHIBIT "A"

Description:

This document's purpose is to describe that portion of Book 1515 at page 572 lying between the southeasterly right-of-way of U.S. Highway 62 and those plats of record; "Amended Plat Fox Run Section 2" and "Fox Run Section 3" all of the official records of McClain County, Oklahoma. Said portion is part of the northeast-quarter (NE/4) of section twenty-nine (29), Township Eight (8) North, Range Four (4) West of the Indian Meridian and further described as follows:

POINT OF BEGINNING being at a found 1/2" Iron Rod with cap stamped "SRA Ca 794" on the southeasterly line of U.S. Highway 62; Said found Iron Rod also being located South 43°14'48" East a distance of 650.04 Feet from the north quarter (N/A) corner of said section 29 as shown on that Certified Corner Record by LS 1084 Dated December, 2003; Thence, from said Point of Beginning North 81°52'36" East on said southeasterly right-of-way line a distance of 230.61 Feet to an angle point on Lot 50, Block 1 of said Amended Plat of Fox Run Section 2; Thence, leaving said right-of-way line and on the northwesterly line of said Lot 50 South 27°27'40" West a distance of 239.62 Feet to the northwest corner of Lot 49, Block 1 of said Amended Plat; Thence, South 43°06'32" West on the northwesterly line of said Lot 49 a distance of 323.51 Feet to the southwest corner of said Lot 49 and a being a point on the east line of Lot 10, Block 1 of said Fox Run Section 3; Thence, North 25°32'53" West on said east line of said Lot 10 a distance of 20.47 Feet to an angle point on the east line of said Lot 10; Thence, North 35°59'23" West on east line of Lots 10 and 11, Block 1 of said Fox Run Section 3 a distance of 244.35 Feet to the northeast corner of said Lot 11 and being a point on the southeasterly right-of-way line of said U.S. Highway 62; Thence, North 51°57'50" East on said southeasterly right-of-way line a distance of 324.65 Feet to the Point of Beginning. This Description contains 2.27 acres more or less as described.



The Basis of Bearings for this description is North 51°57'50" East as measured on the southeasterly right-of-way line of U.S. Highway 62 between a found 1/2" Iron Rod with cap stamped "SRA Ca 794" for the Point of Beginning of this description and a found 3/8" Iron Rod stamped 4404 accepted for the Northwest Corner of Lot 13 Block 1 Fox Run Section 3.

I-2019-016943 Book 2600 Pg: 497  
 12/23/2019 2:27 pm Page(s) 496-497  
 Fee: \$ 20.00 Doc: \$ 0.00  
 Pam Beller - McClain County Clerk  
 State of Oklahoma

This description is subject to rights, rights of way and rights of record and was performed without the benefit of a title report.

This description was written by Lee K Goss, an Oklahoma Professional Land Surveyor (P.L.S.) No. 1778 on June 4, 2019.

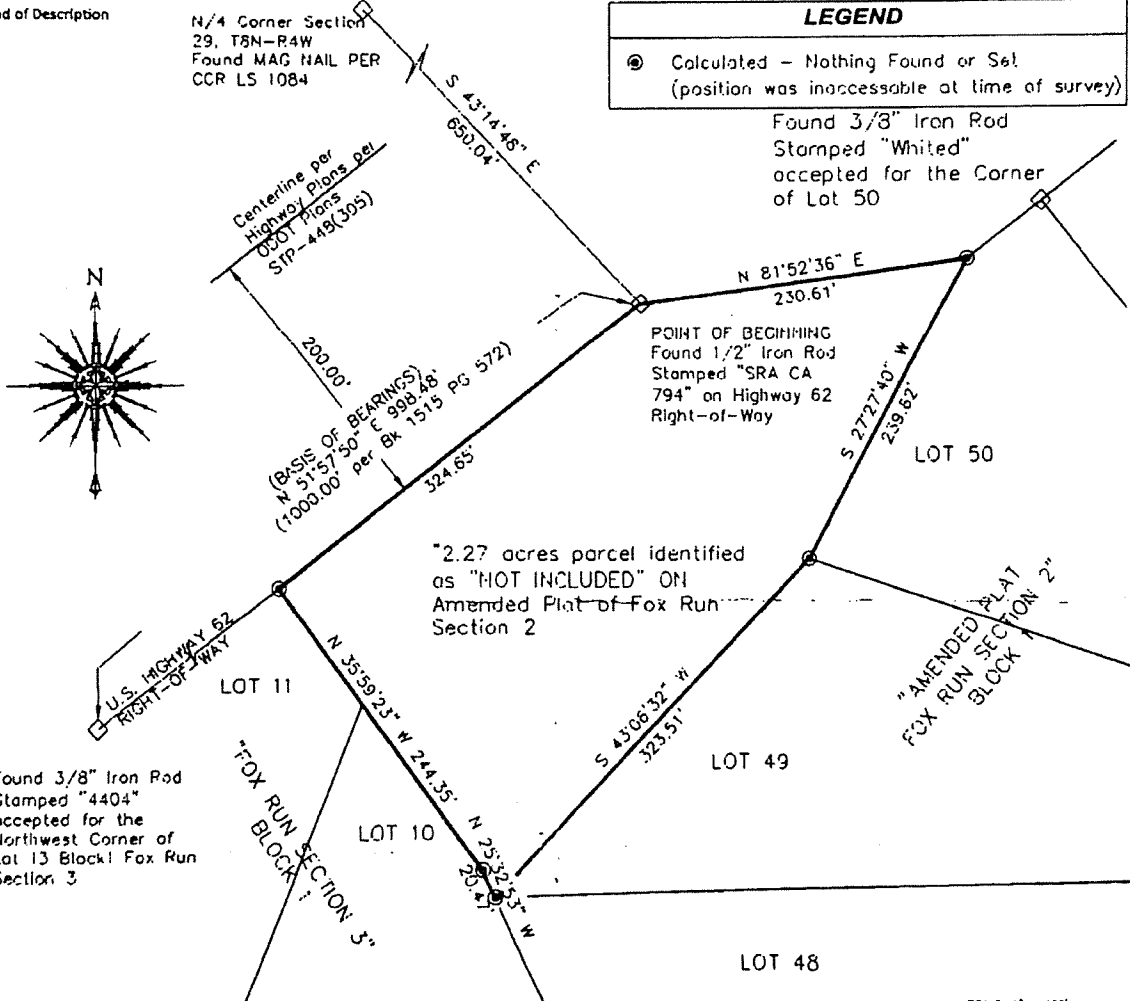
End of Description

N/4 Corner Section 29, T8N-R4W  
 Found MAG NAIL PER CCR LS 1084

**LEGEND**

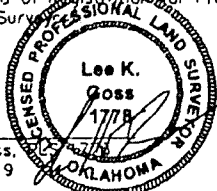
⊙ Calculated - Nothing Found or Set  
 (position was inaccessible at time of survey)

Found 3/8" Iron Rod Stamped "Whited" accepted for the Corner of Lot 50



Found 3/8" Iron Rod Stamped "4404" accepted for the Northwest Corner of Lot 13 Block 1 Fox Run Section 3

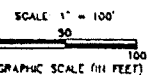
I, Lee K. Goss, a registered Professional Land Surveyor in the State of Oklahoma, do hereby certify that This Survey meets the Oklahoma Minimum Standards for the Practice of Land Surveying as adopted by the Oklahoma State Board of Professional Engineers and Land Surveyors.



Lee K. Goss,  
 06/04/2019

**BASIS OF BEARING:**

The Basis of Bearings for this survey is the N 51°57'50" E as witnessed between monuments recovered during course of this survey as shown hereon.



DATE OF FIELD SURVEY:  
 05/31/2019

DATE OF DRAWING:  
 06/04/2019

LEE K. GOSS, PLS 1778  
 6917 CHILMAN ROAD, YUKON, OK 73099  
 TELE (405) 365-9319

developed as a unit, with adequate off-street parking space for customers and employees, and with appropriate landscaping and screening materials.

D. C-4, Restricted Commercial District. This commercial district is established for major retail and service activity removed from the central business district with major thoroughfare access and provided with adequate open space and parking.

E. C-5. Automotive and Commercial Recreation District. This commercial district is established as a district in which the principal use of land is for establishments offering accommodations, supplies or services to motorists, and for certain specialized uses such as retail outlets, extensive commercial amusement and service establishments which serve the entire community but do not and should not necessarily locate in more restrictive commercial districts.

F. C-6, General Commercial District. This commercial district is designed for the conduct of personal and business services and the general retail trade of the community. It is designed to accommodate a wide variety of commercial uses in the central business district or areas of mixed business enterprises restricted to the Blanchard Original Town Plat, all of Blocks 67, 68, 77, 78, 87, 88, 97 and 98. It will not be applied in the case of new commercial areas. All properties abutting said district may petition the city through the planning commission for expansion of the zoning district to include their property. Required parking in the central business district may be reduced by fifty (50) percent of the current parking requirements as they exist or may be amended, as recommended by the planning commission and approved by the city council.

**§ 21-732 USES PERMITTED.**

A. The permitted uses in the commercial districts are set forth in the table below. Where the letter “x” appears on the line of a permitted use and in the column of a district, the listed use is permitted in that district, subject to the general provisions of the zoning ordinance as set forth in the preceding sections. Where the letter “p” appears instead of the letter “x”, this use is permitted subject to acquiring a “*conditional use permit*” as set forth in §21-921 et seq.

| PERMITTED USES   | ZONING DISTRICT |     |     |     |     |     |
|--|-----------------|-----|-----|-----|-----|-----|
|  | C-1             | C-2 | C-3 | C-4 | C-5 | C-6 |
| Advertising agency   | x               | x   | x   | x   | x   | x   |
| Addressing, duplicating, mailing, mailing list, stenographic, telephone messages and similar office services | x               | x   | x   | x   | x   | x   |
| Aircraft parts, other than air-frames or engines; sales, service, rental or repair                           |                 |     |     |     | x   | x   |
| Amusement park, commercial   |                 |     |     |     | x   | x   |
| Animal hospital serving household pets and similar small animals   |                 |     |     |     | x   | x   |
| Antique store  |                 |     | x   | x   | x   | x   |
| Apparel and accessories store  |                 | x   | x   | x   | x   | x   |
| Armature rewinding shop  |                 |     |     |     | x   | x   |
| Artists or photographers studio not including the processing of film for others                              | x               | x   | x   | x   | x   | x   |
| Auctioneer office  | x               | x   | x   | x   | x   | x   |
| Auditorium or arena  |                 |     | x   | x   | x   | x   |
| Automobile parking or storage, as a principal use  |                 |     | x   | x   | x   | x   |
| Automobile wash service including self service   |                 |     | x   | x   | x   | x   |
| Automobile accessory and supply store  |                 | x   | x   | x   | x   | x   |
| Automobile and truck rental  |                 |     | x   | x   | x   | x   |
| Automobile and truck sales (new and used) service and repair   |                 |     | x   | x   | x   | x   |
| Automobile body shop   |                 |     |     |     | x   | x   |
| Automotive service station, not including body or motor repair or painting                                   |                 | x   | x   | x   | x   | x   |
| Armored car service  |                 |     |     |     | x   | x   |
| Bait shop  |                 |     |     | x   | x   | x   |
| Bank   | x               | x   | x   | x   | x   | x   |
| Bar  |                 |     | x   | x   | x   | x   |
| Barber or beauty shop  | x               | x   | x   | x   | x   | x   |
| Bicycle store  |                 | x   | x   | x   | x   | x   |
| Billiard or pool parlor  |                 |     | x   | x   | x   | x   |
| Blueprinting, photocopying and similar reproductive services   | x               | x   | x   | x   | x   | x   |
| Boarding or rooming house  | x               | x   |     |     |     | x   |
| Boat and marine rental, repair, sales  |                 |     |     | x   | x   | x   |
| Bookstore  |                 | x   | x   | x   | x   | x   |
| Bowling alley  |                 |     | x   | x   | x   | x   |
| Broadcasting or recording studio   | x               | x   | x   | x   | x   | x   |
| Building supplies, including sale of lumber  |                 |     |     | x   | x   | x   |
| Bus station  |                 |     |     | x   | x   | x   |
| Cabinet Trim Shop  |                 |     |     | x   | x   | x   |
| Carnival, circus or similar temporary amusement enterprise   |                 |     | x   | x   | x   | x   |
| Camera and photographic supply store   |                 | x   | x   | x   | x   | x   |
| Child Care Center  | x               | x   | x   | x   | x   | x   |
| Church, synagogue or temple, including Sunday School facilities  | x               | x   | x   | x   | x   | x   |
| City or county jail  |                 |     |     |     | x   | x   |
| City, county, school district, state or federal facilities   | x               | x   | x   | x   | x   | x   |

|  |   |   |   |   |   |   |
|--|---|---|---|---|---|---|
| Civil defense and related activities Facilities  | x | x | x | x | x | x |
| Clinic, dental, medical or osteopathic, chiropracist, pharmacy                           | x | x | x | x | x | x |
| Clothing: custom dressmaking or altering for retail, including tailoring and millinery   |   |   | x | x | x | x |
| Clothing, secondhand   |   |   | x | x | x | x |
| College, junior college, professional school: public or equivalent private               | x |   | x | x | x | x |
| Community center: public   | x | x | x | x | x | x |
| Computing, data processing or similar Service  | x |   | x | x | x | x |
| Convalescent, maternity or nursing home  | x | x | x | x | x | x |
| Custom ceramic products  |   |   |   | x |   | x |
| Dance hall   |   |   | x | x | x | x |
| Delivery service   |   |   | x | x | x | x |
| Department store   |   |   | x | x | x | x |
| Detective or protective service  |   |   |   | x | x | x |
| Diaper service   |   |   | x | x | x | x |
| Direct selling organization  |   |   | x | x | x | x |
| Disinfecting, deodorizing or exterminating service                                       |   |   |   | x | x | x |
| Drafting service   | x |   | x | x | x | x |
| Drive-in restaurant not serving beer   |   |   | x | x | x | x |
| Driving school , private   |   |   |   | x | x | x |
| Drugstore or proprietary store   |   |   | x | x | x | x |
| Dry cleaning and dyeing plant  |   |   |   | x | x | x |
| Dry cleaning, pickup or self service   |   | x | x | x | x | x |
| Dry goods store  |   |   | x | x | x | x |
| Eating place other than drive-in, not serving beer or providing dancing or entertainment |   | x | x | x | x | x |
| Electric regulating substation   | x | x | x | x | x | x |
| Electrical supplies  |   |   | x | x | x | x |
| Employment service   | x |   | x | x | x | x |
| Farm equipment sales, service, rental, repair  |   |   |   | x | x | x |
| Feed and fertilizer sales  |   |   |   | x | x | x |
| Financial institution, other than pawnshop   | x | x | x | x | x | x |
| Fire protection and related activities Facility  | x | x | x | x | x | x |
| Fire extinguisher service  |   |   |   | x | x | x |
| Fitness Centers using only Exercise Equipment  | x | x | x | x | x | x |
| Florist shop   |   | x | x | x | x | x |
| Food locker plant  |   |   |   |   | x | x |
| Food store, including bakery (retail only)   |   | x | x | x | x | x |
| Fraternal Organization   | x |   | x | x | x | x |
| Freight forwarding service   |   |   |   |   | x | x |
| Funeral home, mortuary or undertaking establishment                                      | x |   |   | x | x | x |
| Fur repair and storage   |   |   |   | x | x | x |
| Furniture and home furnishings, sales and repair   |   |   | x | x | x | x |
| Garage or parking for commercial or public utility vehicles                              |   |   |   | x | x | x |
| Garden supply store  |   | x | x | x | x | x |
| Gas pressure control station   |   |   |   |   |   |   |
| Gasoline service station   | x | x | x | x | x | x |



|   |   |   |   |   |   |   |
|---|---|---|---|---|---|---|
| General store: general merchandise store  |   | x | x | x | x | x |
| Gift, novelty or souvenir shop  |   | x | x | x | x | x |
| Golf course, including commercially operated driving range or miniature golf course |   |   |   |   | x | x |
| Golf driving range, commercial  |   |   |   |   | x | x |
| Gunsmith shop   |   | x | x | x | x | x |
| Hardware store  |   | x | x | x | x | x |
| Hat cleaning or repair shop   |   | x | x | x | x | x |
| Heating equipment   |   |   |   | x | x | x |
| Highway or street maintenance garage, yard or similar facility                      |   |   |   |   | x | x |
| Hospital, health center   |   |   | x | x | x | x |
| Hospital restricted to mental, narcotics or alcoholic patients, sanitarium          |   |   |   | x | x | x |
| Hotel or motel  |   |   |   | x | x | x |
| Household appliance store   |   | x | x | x | x | x |
| Ice vending establishment   |   | x | x | x | x | x |
| Interior decorating shop  | x | x | x | x | x | x |
| Jewelry sales and repair  |   | x | x | x | x | x |
| Laboratory: research, development or testing  | x |   | x | x | x | x |
| Laundry, pickup station only  |   | x | x | x | x | x |
| Laundry plant   |   |   |   |   | x | x |
| Laundry, self service   |   | x | x | x | x | x |
| Leather goods or luggage store  |   | x | x | x | x | x |
| Library: private, nonprofit and public, other than branch                           | x | x | x | x | x | x |
| Limited price variety store   |   | x | x | x | x | x |
| Linen supply or industrial laundry  |   |   |   | x | x | x |
| Liquor store  |   | x | x | x | x | x |
| Locksmith, key shop   |   | x | x | x | x | x |
| Lumber  |   |   |   |   | x | x |
| Mail order house: catalog office or retail store                                    |   |   | x | x | x | x |
| Medical or dental clinic  | x | x | x | x | x | x |
| Medical or dental laboratory  |   | x | x | x | x | x |
| Mobile homes or travel trailers, sales and service                                  |   |   | x | x | x | x |
| Monument sales  |   |   |   | x | x | x |
| Motion picture distribution and services  |   |   |   |   | x | x |
| Motion picture theater  |   |   | x | x | x | x |
| Motion picture theater, drive-in  |   |   |   |   | x | x |
| Museum or art gallery   |   | x | x | x | x | x |
| Music, musical instruments or phonograph record store                               | x | x | x | x | x | x |
| Multipurpose Recreational Complexes   |   |   | x | x | x |   |
| Newspaper offices, print shop   |   |   |   | x | x | x |
| News stand  |   | x | x | x | x |   |
| Office equipment and supplies, retail sales, service, rental or repair              |   |   | x | x | x | x |
| Office: general, nonprofit membership association, professional and governmental    | x | x | x | x | x | x |
| Oil field or oil well supplies  |   |   |   |   | x | x |
| Optician or optometrist   | x | x | x | x | x | x |

|  |   |   |   |   |   |   |
|--|---|---|---|---|---|---|
| Outdoor advertising plant  |   |   |   |   | X | X |
| Paint, glass or wallpaper store  |   |   | X | X | X | X |
| Parish house, parsonage or rectory   | X | X | X | X | X | X |
| Pawnshop   |   |   | X | X | X | X |
| Pet shop   |   |   | X | X | X | X |
| Photofinishing service   |   | X | X | X | X | X |
| Picture framing  |   | X | X | X | X | X |
| Pipeline pressure control station  | X | X | X | X | X | X |
| Plumbing fixtures, sales and service   |   |   | X | X | X | X |
| Postal service facilities  | X | X | X | X | X | X |
| Printing or publishing, including engraving or photo-engraving   |   |   | X | X | X | X |
| Police protection and related activities facilities  | X | X | X | X | X | X |
| Radio, television, phonograph or other household electronics equipment store   |   | X | X | X | X | X |
| Radio transmitting station or tower, other than amateur  |   |   | X | X | X | X |
| Railroad passenger terminal  |   |   |   |   | X | X |
| Religious goods store  |   | X | X | X | X | X |
| Sales, service, repair or rental of business machines  |   |   | X | X | X | X |
| Sales of Swimming Pools and Accessories  |   |   |   | X | X |   |
| School, elementary: public or equivalent private   | X | X | X | X | X | X |
| School, private: barber, beauty, business, commercial art, correspondence, stenographic, trade or vocational                 | X | X | X | X | X | X |
| School, secondary: public or equivalent Private  | X | X | X | X | X | X |
| Sewage pressure control station  | X | X | X | X | X | X |
| Sewing machine store   |   | X | X | X | X | X |
| Shoe sales and repair  |   | X | X | X | X | X |
| Short term parking for recreational vehicles [for periods of 30 days or less]  |   |   |   | X | X | X |
| Sign painting  |   |   |   | X | X | X |
| Skating rink   |   |   |   |   | X | X |
| Sporting goods sales   |   | X | X | X | X | X |
| Stadium, arena or similar facility   |   |   | X | X | X | X |
| Stationery store   |   | X | X | X | X | X |
| Store selling architects', artists', or engineers' supplies and equipment or dental, medical or office supplies or equipment |   | X | X | X | X | X |
| Studio, photographic, musical, fine arts   |   | X | X | X | X | X |
| Swimming pool, public  | X | X | X | X | X | X |
| Taxicab garaging and maintenance   |   |   |   |   | X | X |
| Taxicab stand or dispatching station   | X | X | X | X | X | X |
| Taxidermist  |   |   | X | X | X | X |
| Telegraph transmitting or receiving station  |   |   | X | X | X | X |
| Telephone exchange, including garage, shop or service facilities   |   |   |   |   | X | X |
| Tennis courts: public  | X | X | X | X | X | X |
| Television transmitting station or relay tower   |   |   | X | X | X | X |
| Tobacco store  |   | X | X | X | X | X |
| Towing Service (No Impound Yard)   |   |   | X | X | X | X |

|   |   |   |   |   |   |   |   |
|---|---|---|---|---|---|---|---|
| Toy store   |   |   | x | x | x | x | x |
| Transportation ticket service                                       | x | x | x | x | x | x | x |
| Travel arranging service  | x | x | x | x | x | x | x |
| Truck sales   |   |   |   | x | x | x | x |
| Variety store   |   |   | x | x | x | x | x |
| Vending machines: sales, service, rental or repair                  |   |   |   |   |   | x | x |
| Venetian blind cleaning   |   |   |   |   | x | x | x |
| Veterinarian, office only   | x | x | x | x | x | x | x |
| Veterinarian hospital with inside runs only                         |   |   |   | x |   | x | x |
| Veterinarian hospital with outside runs                             |   |   |   |   |   | x | x |
| Warehousing, inside storage only (including mini-storage)           |   |   |   |   | x | x | x |
| Warehousing, inside and/or outside storage                          |   |   |   |   |   | x | x |
| Water filtration plant, pump station, elevated storage or reservoir | x | x | x | x | x | x | x |
| Wholesale establishment, stock limited to floor samples             |   |   |   | x | x | x | x |
| Wholesale establishment with stocks not limited to floor samples    |   |   |   |   | x | x | x |
| Window cleaning service   |   |   |   |   |   | x | x |
| Wrecker Service Impound Yard  |   |   |   |   |   |   | x |

B. Any other commercial use deemed by the Board of Adjustment to be of a similar nature to those listed above. [Ord. No. 1999-15, 11/9/1999; Ord. No. 2003-03, 1/14/2003; Ord. No. 2004-01, 1/13/2004; Ord. No. 689, 12/18/18]

**§ 21-733 LOT, YARD AND HEIGHT REGULATIONS.**

No lot or yard shall be established or reduced in dimension or area in any commercial district that does not meet the minimum requirements set forth below. No building or structure shall be erected or enlarged that will cause the maximum lot coverage or maximum height regulations to be exceeded for such districts as set forth in the following table.

**ZONING DISTRICTS**

| LOT REGULATIONS                           |   | C-1    | C-2              | C-3     | C-4    | C-5    | C-6   |
|---|---|--------|------------------|---------|--------|--------|-------|
| Min. Lot Area (SF)                        | A | 12,000 | 24,000 to 48,000 | 200,000 | 12,000 | 15,000 | --    |
| Minimum lot width at Building Line (feet) | B | 100    | 100              | 300     | 100    | 150    | --    |
| Max. Lot Coverage                         | C | 30%    | 40%              | 20%     | 50%    | 30%    | --    |
| Min. front yard                           | D | 50 Ft  | 50 Ft            | 50 Ft   | 50 Ft  | 50 Ft  | --    |
| Min. rear yard                            | E | 10 Ft  | 10 Ft            | 30 Ft   | 10 Ft  | 10 Ft  | 10 Ft |
| Min. side yard                            | F | --     | --               | --      | --     | --     | --    |
| Min. side yard (corner)                   | G | 25 Ft  | 25 Ft            | 25 Ft   | 25 Ft  | 25 Ft  | --    |

|        |   |       |       |       |       |       |       |
|--------|---|-------|-------|-------|-------|-------|-------|
| Height | H | 35 Ft | 35 Ft | 35 Ft | 35 Ft | 35 Ft | 35 Ft |
|--------|---|-------|-------|-------|-------|-------|-------|

1. The lot area of lots in the commercial districts shall be not less than that as set forth above, provided that the area of any lot in a C-2 District shall not exceed forty-eight thousand (48,000) square feet. There are no lot area requirements in a C-6 District.

2. The width of lots in the commercial districts shall not be less than that set forth above. There are no minimum lot requirements in the C-6 District.

3. The total building coverage of any lot shall not exceed that specified above provided, however, that paving, landscaping, lighting fixtures, and similar improvements shall not be considered as a part of the total building coverage. There are no coverage requirements in the C-6 District.

4. The front yard of any lot in the commercial districts shall be not less than that specified in the table above provided, however, that gasoline pump islands may be permitted within the front yard as herein required. There are no front yard requirements in the C-6 District.

5. The rear yard of any lot in the commercial districts shall be not less than that specified above, provided however that the rear yard of any lot adjoining a residential district on the rear shall have a rear yard setback of two (2) feet for each one (1) foot of building height, plus a screening wall or fence as provided in §2-407 of this ordinance.

6. There are no side yard requirements on lots within the commercial districts except where such lot abuts a residential district, in which case there shall be a side yard setback of two (2) feet, for each one (1) foot of building height, plus a screening wall or fence as provided in §21-507 of this ordinance.

7. No building or structure in any commercial district except for antennas, transmission towers, and public water towers, shall exceed a height of thirty-five (35) feet except upon the approval of the board of adjustment.

8. Vehicle impound yards associated with wrecker services shall be required to erect a screening fence completely surrounding the impound yard in accordance with §21-507 of the zoning ordinance. The gate of the impound yard shall also be required to meet screening requirements as to height and shielded public visibility. (Ord. No. 2000-12, 11/14/2000)

**§ 21-734 REPEALED.** (Ord. No. 2004-07, 4/14/2004; Ord. No. 2006-05, 2/14/2006; Ord. No. 650, 2/28/17)

**§ 21-735    CANOPIES AND AWNINGS.**

Canopies and awnings in all commercial districts except General Commercial District (C-6) shall be constructed entirely on private property. In the General Commercial District (C-6) canopies and awnings may project over the walkway area provided they are a minimum of eight (8) feet above established sidewalk elevation and are a minimum of two (2) feet from the curb or edge of the normal traveled way or curb parking area.

**§ 21-736    EXTERIOR WALLS.**

To provide for attractive, compatible and aesthetic structures within the commercial districts, the use of exposed metal, untreated concrete blocks, including painted concrete blocks, and unfinished or untreated concrete panels shall be prohibited in any wall(s) facing a street. (Ord. No. 2003-05, 2/11/2003)

**DIVISION V**

**INDUSTRIAL DISTRICTS**

- § 21-741    General description.
- § 21-742    Uses permitted.
- § 21-743    Lot, yard and height regulations.
- § 21-744    Repealed.

**§ 21-741    GENERAL DESCRIPTION.**

The regulations for the industrial districts are designed to: (1) make available a range of suitable sites for all types of manufacturing and related activities and (2) protect residences by separating them from manufacturing activities and by prohibiting the use of such space for new residential or commercial development.

A.    I-1 Light Industrial District

The purpose of the I-1, Light Industrial District, is to provide a location for industries, which do not by their nature, create nuisances. The intent is to preserve this land for industry in a location beneficial to industries and to prohibit non-industrial uses. Any use constructed, established, altered, or enlarged in the I-1, Light Industrial District, after the effective date of this ordinance shall be so operated as to comply with the following standards:

1.    No building shall be used for residential purposes, except that a watchman may reside on the premises.

# **BUSINESS AGENDA**

**B-7**



# Council Agenda

## Business Item No. B-7

---

**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** ORDINANCE ~ Rezoning (Pedlow).

---

**BACKGROUND:**

An Ordinance of the City of Blanchard, Oklahoma, amending the Zoning Ordinance, as amended, to include additional territory within the (C-3), Planned Shopping Center District; to delete such property from the A-1, Agricultural District; providing for entering such amendments upon the official Zoning Map; providing for severability; declaring repealer; and declaring an emergency.

**FISCAL IMPACT:**

Cost of publication shall be borne by the applicant.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of Ordinance No. \_\_ approving the Zoning Reclassification of 2.27 acres, as recommended by the Blanchard Planning Commission.

**EXHIBITS:**

Ordinance No. \_\_\_\_.

**ORDINANCE NO. \_\_\_\_**

**AN ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA, AMENDING THE ZONING ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA, AS AMENDED, TO INCLUDE ADDITIONAL TERRITORY WITHIN THE {C-3}, PLANNED SHOPPING CENTER DISTRICT; TO DELETE SUCH PROPERTY FROM THE {A-1}, AGRICULTURAL DISTRICT; PROVIDING FOR ENTERING SUCH AMENDMENTS UPON THE OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; DECLARING REPEALER; AND DECLARING AN EMERGENCY.**

**WHEREAS**, Virginia W. Pedlow & David Ford Johnson, owners, have filed an application with the City of Blanchard for zoning reclassification of property as described in Section 1 below; and

**WHEREAS**, the Blanchard Planning Commission held a public hearing on Thursday, May 13<sup>th</sup>, 2021, to solicit general input in accordance with the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104, where at said meeting the Commission voted to recommend APPROVAL of said application for zoning reclassification by Resolution No. 2021-10; and

**WHEREAS**, the Blanchard City Council held a public hearing on Tuesday, May 25, 2021, to solicit general input in accordance with the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104; and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA:**

**SECTION 1.** That the Zoning Ordinance of the City of Blanchard, Oklahoma, as amended, is hereby amended to change the boundaries of the {C-3}, Planned Shopping Center District, as shown upon the Official Zoning Map, to include therein the following described property in Oklahoma County, State of Oklahoma:

**LEGAL DESCRIPTION:**

This document's purpose is to describe the portion of Book 1515 at page 572 lying between the southeasterly right-of-way of U.S. Highway 62 and those plats of record; "Amended Plat Fox Run Section 2" and "Fox Run Section 3" all of the official records of



McClain County, Oklahoma. Said portion is part of the northeast-quarter (NE/4) of section twenty-nine (29), Township Eight (8) North, Range Four (4) West of the Indian Meridian and further described as follows:

POINT OF BEGINNING being at a found ½” Iron Rod with cap stamped “SRA Ca 794” on the southeasterly line of U.S. Highway 62; Said found Iron Rod also being located South 43° 14’48” East a distance of 650.04 feet from the north quarter (N/4) corner of said section 29 as shown on that Certified Corner Record by LS 1084 Dated December, 2003; Thence, from said Point of Beginning North 81° 52’36” East on said southeasterly right-of-way line a distance of 230.61 Feet to an angle point on Lot 50, Block 1 of Said Amended Plat of Fox Run Section 2; Thence, leaving said right-of-way line and on the northwesterly of said Lot 50 South 27° 27’40” West a distance of 239.62 Feet to the northwest corner of Lot 49, Block 1 of said Amended Plat; Thence, South 43° 06’32” West on the northwesterly line of said Lot 49 a distance of 323.51 Feet to the southwest corner of said Lot 49 and a being a point on the east line of Lot 10, Block 1 of said Fox Run Section 3; Thence, North 25° 32’53” West on said east line of said Lot 10 a distance of 20.47 Feet to an angle point on the east line of said Lot 10; Thence, North 35° 59’23” West on east line of Lots 10 and 11, Block 1 of said Fox Run Section 3 a distance of 244.35 Feet to the northeast corner of said Lot 11 and being a point on the southeasterly right-of-way line of said U.S. Highway 62; Thence, North 51° 57’50” East on said southeasterly right-of-way line a distance of 324.65 Feet to the Point of Beginning.

This Description contains 2.27 acres more or less as described. The Basis of Bearings for this description is North 51° 57’50” East as measured on the southeasterly right-of-way line of U.S. Highway 62 between a found 1/2” Iron Rod with cap stamped "SRA Ca 794" for the Point of Beginning of this description and a found 3/8” Iron Rod stamped 4404 accepted for the Northwest Corner of Lot 13 Block 1 Fox Run Section 3. This description is subject to rights, rights of way and rights of record and was performed without the benefit of a title report. This description was written by Lee K Goss, an Oklahoma Professional Land Surveyor {P.L.S.} No. 1778 on June 4, 2019.

**SECTION 2.** That the said described property in McClain County, State of Oklahoma, shall not be designated as part of the {A-1}, Agricultural District

upon the Official Zoning Map of the City of Blanchard, and is hereby deleted therefrom.

**SECTION 3. SEVERABILITY.** If any section, subsection, sentence, clause, phrase or portion of this Ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, said portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions of this Ordinance.

**SECTION 4. REPEALER.** All former ordinances and/or parts of ordinances conflicting or inconsistent with the provisions of this Ordinance are hereby repealed.

**SECTION 5. EMERGENCY.** Whereas, it being immediately necessary for the preservation of the public health, peace and safety of the City of Blanchard and the inhabitants thereof, an emergency is hereby declared to exist, by reason whereof, this Ordinance shall be in full force and effect from and after its passage and approval, as provided by law.

**PASSED and APPROVED** and the Emergency Clause voted upon separately by the City Council of the City of Blanchard, Oklahoma on this 25<sup>th</sup> day of May, 2021.

---

Mayor

ATTEST: (Seal)

---

City Clerk

**APPROVED AS TO FORM on this 25<sup>th</sup> day of May, 2021.**

---

City Attorney

# **BUSINESS AGENDA**

**B-8**



# Council Agenda

## Business Item No. B-8

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** EMERGENCY CLAUSE ~ Ordinance.

---

**BACKGROUND:**

The Oklahoma Supreme Court have upheld state statutes regarding the adoption of an Emergency Clause upon the adoption of an ordinance by the municipal governing body. The Court’s ruling only requires that the ordinance itself must declare that an emergency exists in order to preserve the health, safety and welfare of the citizens of the City of Blanchard.

The passage of such an Emergency Clause requires four (4) out of five (5) votes and must be voted upon separately from the ordinance itself and upon adoption becomes effective on the date of publication in the local newspaper. All ordinances are required to be published within fifteen (15) days from the date of adoption.

The non-passage of the Emergency Clause, causes the effective date to be thirty (30) days from the date of publication.

**FISCAL IMPACT:**

Cost to publish in the local newspaper within fifteen (15) days from adoption.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of an Emergency Clause for Ordinance No. \_\_\_\_.

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**EXHIBITS:**

None.

# **BUSINESS AGENDA**

**B-9**



# Council Agenda

## Business Item No. B-9

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** PUBLIC HEARING ~ Rezoning Application.

---

**BACKGROUND:**

Open, conduct and close Public Hearing to receive public comments on the Planning Commission’s recommendation to approve a Zoning Case to reclassify property on an application submitted by:

**Applicant:** Billie Coats Long Children’s Trust (MCD Development, LLC)  
**Location:** South side of 85<sup>th</sup> Street NE b/w OK-76 & Rockwell Ave  
**Zoning:** A-1, Agricultural District  
**Proposed Use:** R-1, Single-Family Residential District  
**Legal:** See attached

The Blanchard Planning Commission held their public hearing on Thursday, May 13<sup>th</sup>. They heard testimony from the applicant and received several protests from area residents (see attached).

After hearing said testimony, the Planning Commission voted upon and adopted Resolution No. 2021-11 recommending approval to the City Council of the Zoning Reclassification of approximately 67.91 acres MOL, as submitted.

**FISCAL IMPACT:**

None

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION NEEDED:**

Open, Conduct and Close Public Hearing.

**EXHIBITS:**

PC Resolution No. 2021-11.

Public Hearing Notice.

Zoning Application.



## RESOLUTION NO. 2021-11

### **A RESOLUTION OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BLANCHARD, OKLAHOMA, RECOMMENDING APPROVAL OF AN APPLICATION TO INCLUDE ADDITIONAL TERRITORY WITHIN THE R-1, SINGLE FAMILY RESIDENTIAL DISTRICT; AND TO DELETE SUCH PROPERTY FROM THE A-1, AGRICULTURAL DISTRICT.**

**WHEREAS**, Billie Coats Long Children's Trust, owners, filed an application requesting a zoning reclassification of land from the A-1, Agricultural District to the R-1, Single Family Residential District on property located in a part of the N/2 of Section 32 T9N R4W, McClain County, Oklahoma, all within the municipal limits of Blanchard; and

**WHEREAS**, the Commission held their Public Hearing on said Application at their regular meeting on Thursday, May 13th, 2021 to solicit general input in accordance with Section 21-1012 of the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104; and

**WHEREAS**, at said hearing, upon considering all testimony and arguments, if any, of all interested persons owning property within a three-hundred (300) foot radius of said parcel, the Commission voted to recommend approval of said Application to R-1, Single Family Residential District; and

**WHEREAS**, the application also requested the overlay of a Planned Unit Development (PUD), but the Planning Commission has requested additional information to be submitted for the regular June 10<sup>th</sup>, 2021 Planning Commission meeting; and

**WHEREAS**, as a stipulation of the recommendation of rezoning to the R-1, Single Family Residential District, the Planning Commission will require that a Planned Unit Development (PUD) be obtained for the property before the future development can be platted; and

**WHEREAS**, the Planning Commission did make the following findings to recommend such approval of said Zoning Application to the City Council:

1. Consistent with General Plan  
The Zoning Reclassification to R-1, Single Family Residential District to be consistent with the goals, objectives and policies of the City's Updated 2020 Comprehensive Plan.
2. Public Welfare  
Approval of this Zoning Reclassification to R-1, Single Family Residential District DOES NOT create conditions that would be materially detrimental to the public health, safety and general welfare.

**NOW, THEREFORE, BE IT RESOLVED** by the Planning Commission of the City of Blanchard, that:

**SECTION 1.** That the above recitations are true and constitute the Findings of the Planning Commission in this case.

**SECTION 2.** That the Planning Commission does hereby recommend to the City Council the approval of the Zoning Application for reclassification of property to R-1, Single Family Residential District.

**ADOPTED** and **APPROVED** on this 13<sup>th</sup> day of May, 2021, by the Planning Commission of the City of Blanchard, at a public meeting held in compliance with the Oklahoma Open Meeting Act, by the following vote:

**AYES:**                    **Smith, Ward, Franklin, Short**

**NAYS:**                    **None**

**ABSENT:**                **Tompkins**

/s/     **D Smith**

---

**Vice-Chairman**

**ATTEST:**                    **(Seal)**

/s/     **Diana Daniels**

---

**Secretary**

## NOTICE OF PUBLIC HEARING ON REQUEST FOR REZONING

An Application to Re-zone property from A-1 to R-1 with a PUD Overlay from Billie Long Coats Children's Trust on the following described property, to wit:

A tract of land being part of the North Half (N/2) of Section 32, Township 9 North (T9N), Range 4 West (R4W) of the Indian Meridian, McClain County, Oklahoma being described as follows: Commencing from the Northeast Corner of the Northeast Quarter (NE/4) of Section 32; thence West along the North line of Section 32, South 89°55'49" West a distance of 1156.23 feet to the Point of Beginning; thence continuing South 89°55'49" West a distance of 1489.00 feet to a point; thence South 89°57'43" West a distance of 197.86 feet to a point; thence South 00°00'05" East a distance of 1718.62 feet to a point; thence South 87°20'20" East a distance of 206.91 feet to a point; thence South 88°00'06" East a distance of 1039.29 feet to a point; thence North 81°49'43" East a distance of 144.35 feet to a point; thence on a curve to the Right with a radius of 3097.07 feet and an arc length of 312.67 feet, and a chord length 312.54 feet, with a chord bearing of South 77°52'54" East to a point; thence North 00°13'16" West a distance of 1811.52 feet to the Point of Beginning, containing 67.91 acres more or less and subject to all easements and right-of-way records.

The Blanchard Planning Commission will hold a "Public Hearing" on said Application at 6:30 p.m. on May 13th, 2021, at the Blanchard Municipal Courthouse , 300 N. Main, Blanchard, Oklahoma, at its regularly scheduled meeting.

The Blanchard City Council will also conduct a "Public Hearing" at 6:00 p.m. on May 25th, 2021 during its regularly scheduled meeting at Blanchard Municipal Courthouse, 300 N. Main, Blanchard, Oklahoma, IF the Planning Commission's recommendation is in favor of approving the rezoning request, at which time an ordinance amending the Zoning Code may be voted upon.

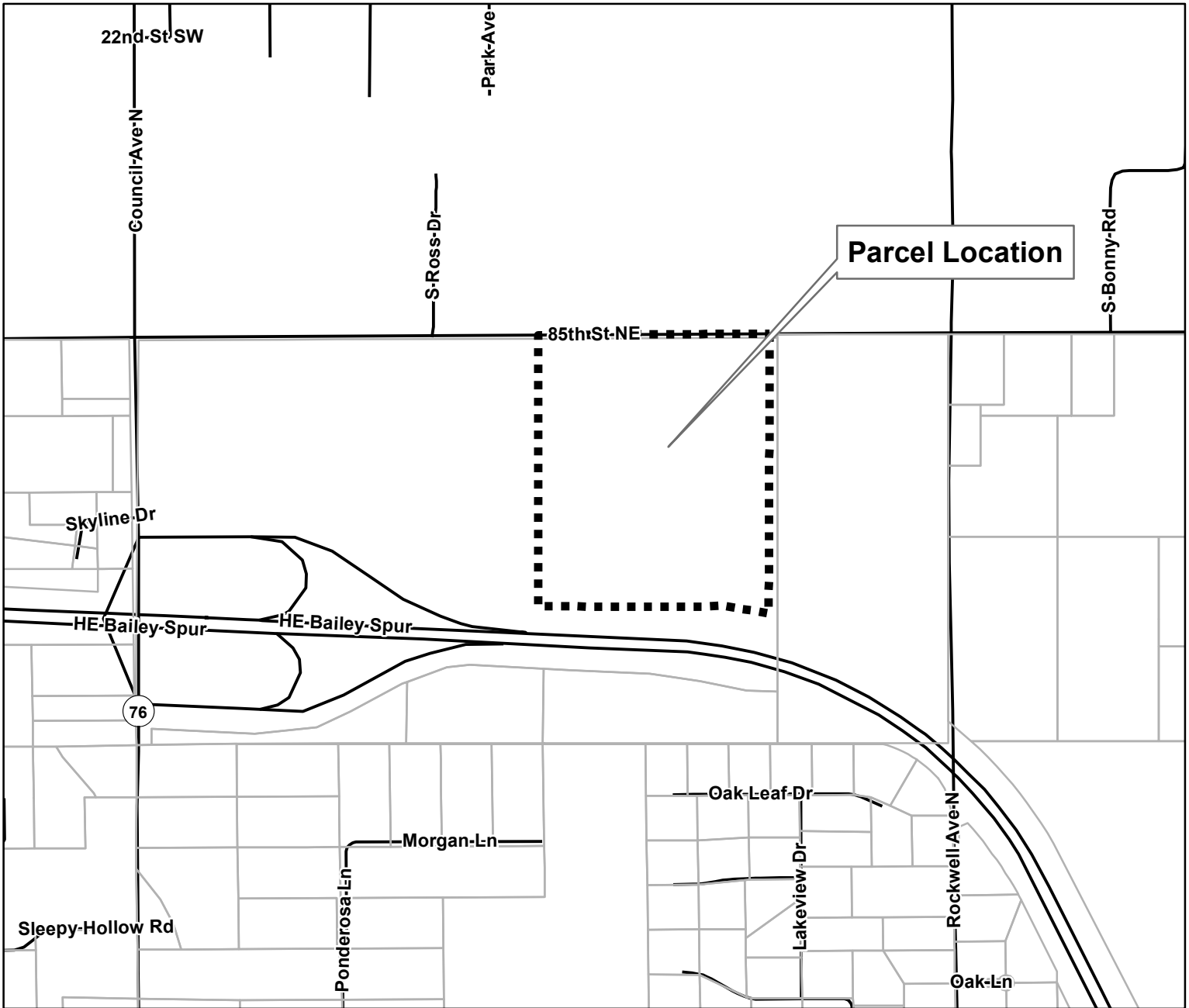
*Ryan Conner*, City Planner  
405-485-9392 x112  
cityplanner@cityofblanchard.us

# City of Blanchard Planning Commission

Applicant: Billie Coats Long Children's Trust

Part of N/2 of Section 32 T9N R4W

Rezoning Request - A-1 to R-1 & PUD Overlay




Disclaimer: This product is for informational purposes only and it is NOT suitable for legal, engineering, or surveying purposes. The City of Blanchard does not assume any responsibility for any errors, deficiencies, defects, omissions, or inaccuracies in the data.

**Legend**

-  Billie Coats Long Parcel
-  Blanchard Parcels
-  Roads



|  |   |               |                        |
|--|---|---------------|------------------------|
|  | <b>City of Blanchard</b><br>122 N. Main Street<br>Blanchard, OK 73010 |               |                        |
|  | Date:<br>MAY 2021   | Scale:<br>N/A | Drawn By:<br>R. Conner |

## RESOLUTION NO. 2021-11

### **A RESOLUTION OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF BLANCHARD, OKLAHOMA, RECOMMENDING APPROVAL OF AN APPLICATION TO INCLUDE ADDITIONAL TERRITORY WITHIN THE R-1, SINGLE FAMILY RESIDENTIAL DISTRICT; AND TO DELETE SUCH PROPERTY FROM THE A-1, AGRICULTURAL DISTRICT.**

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**AYES:**                    **Smith, Ward, Franklin, Short**

**NAYS:**                    **None**

**ABSENT:**                **Tompkins**

/s/     **D Smith**

---

**Vice-Chairman**

**ATTEST:**                    **(Seal)**

/s/     **Diana Daniels**

---

**Secretary**

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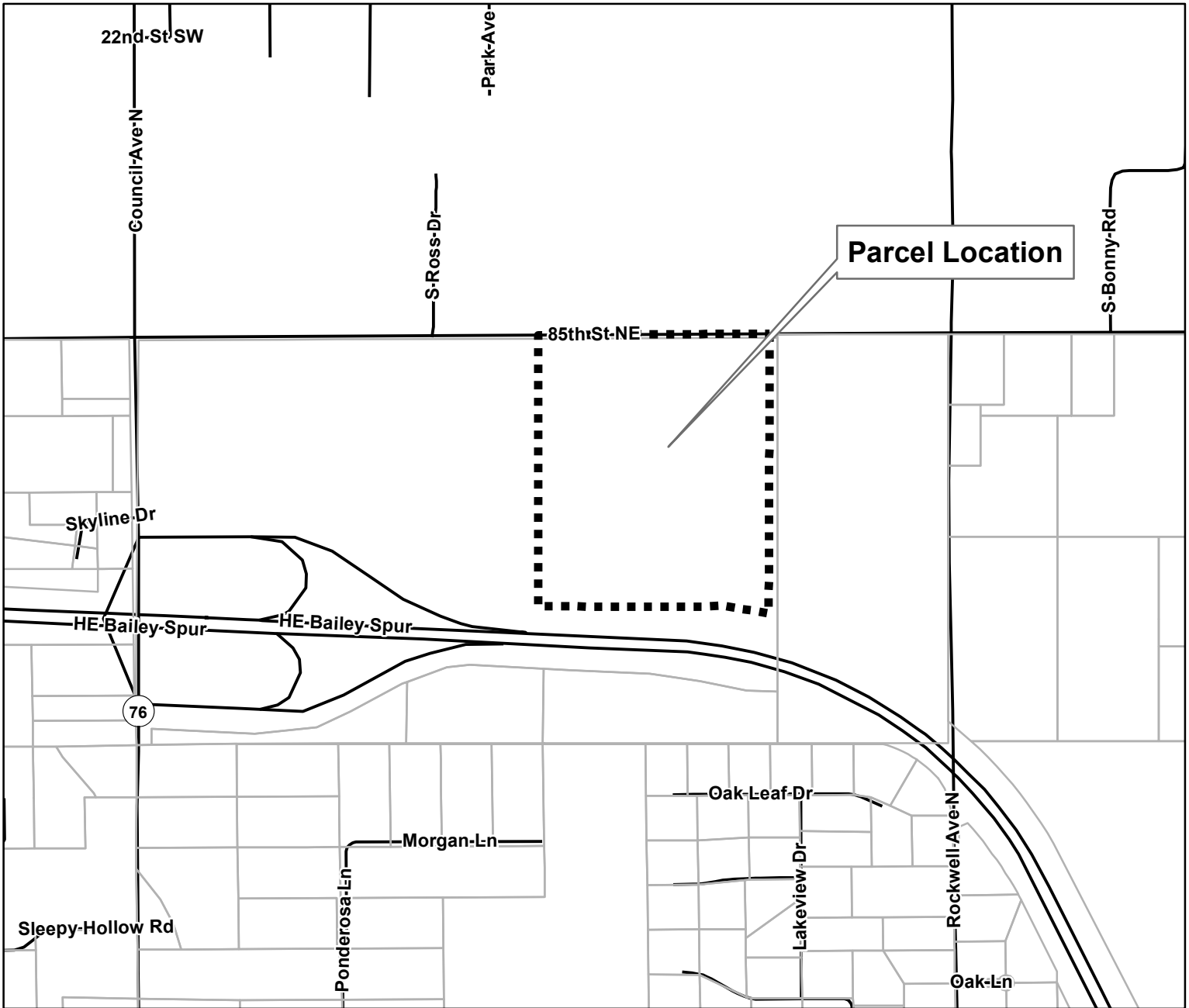
*Ryan Conner*, City Planner  
405-485-9392 x112  
cityplanner@cityofblanchard.us

# City of Blanchard Planning Commission

Applicant: Billie Coats Long Children's Trust


Part of N/2 of Section 32 T9N R4W

Rezoning Request - A-1 to R-1 & PUD Overlay




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**Legend**

-  Billie Coats Long Parcel
-  Blanchard Parcels
-  Roads



|  |   |               |                        |
|--|---|---------------|------------------------|
|  | <b>City of Blanchard</b><br>122 N. Main Street<br>Blanchard, OK 73010 |               |                        |
|  | Date:<br>MAY 2021   | Scale:<br>N/A | Drawn By:<br>R. Conner |



# Rezoning & PUD Overlay Report

**DATE:** 6 May 2021  
**TO:** Blanchard Planning Commission  
**RE:** Rezoning Application filed Michael Wehling.

## Application

**APPLICANT:** Michael Wehling  
**OWNER:** Billie Long Coats Children's Trust  
**LOCATION:** South side of NE 85<sup>th</sup> St b/w Hwy 76 and Rockwell Ave  
**ZONING (Current):** A-1, Agricultural District  
**ZONING (Proposed):** R-1, Single Family Residential & PUD, Planned Unit Development Overlay  
**LEGAL:** See attached

## Background

The subject property is currently zoned A-1, Agricultural District. The application before the Planning Commission is a rezoning request to the R-1, Single Family Zoning District with a contingent Planned Unit Development (PUD) Overlay District in order to allow variations from the standard zoning and subdivision regulations. The property contains approximately 67.91 acres of currently vacant land. The proposal is to build a single-family residential development with 78 lots, varying in size with a minimum of 0.62 acres and some that are closer to 1 acre in size. The land itself is located along NE 85<sup>th</sup> St between Rockwell Ave to the East and U.S. Hwy 76 to the West (appx 1200 ft West of Rockwell Ave). The surrounding properties to the West and East are vacant, the property to the South abuts the H.E. Bailey Spur, and the properties to the North are in Newcastle city limits, but are comprised of single family houses. The Future Land Use as designated by the Comprehensive Plan calls for Agricultural uses on the land. However, developments to the East of Rockwell near the subject property were designated as Low Density Residential, described as Single Family homes on 1-2.5 acre tracts.

Taken from the Zoning Regulations, the general description of a PUD reads:

**Planned Unit Development, herein referred to as PUD, is a zoning classification that provides an alternate approach to conventional land use controls. The PUD is designed to provide for developments incorporating a single type or a variety of residential, commercial and related uses, which are components of a master development plan (hereinafter referred to as the PUD master plan) for the area to be developed. Such development may consist of both individual and common lots. Private or public open space must be an essential major element of the development, which is related to, and affects, the long-term value of the total development. The PUD is subject to special review procedures and, once approved by the city council, it becomes a distinct zoning district for the property it represents.**

The essence of a Planned Unit Development is to allow a developer the means to creatively lay out a plan that can have variations from the standard zoning/subdivision code, but also to provide opportunities that can benefit the community still as a whole. Another section from the zoning regulations in terms of a PUD reads:

**The PUD application for rezoning shall be filed in accordance with regular procedures and on application forms of the city. The PUD master plan, which is submitted with the application for rezoning, shall consist of a design statement and a master development plan map. Because the PUD provides the opportunity for higher densities, greater design flexibility, mixed land uses and improved marketability, the applicant should be prepared to provide amenities and services that might not be required or possible in a conventional development. Review and approval of a PUD is, therefore, a process of negotiation between the city and the applicant to achieve the intents and purposes of city regulations and the comprehensive plan.**

I have attached the submitted version of the PUD Design Statement and a version with some markups that I reviewed. Looking at the major elements of the PUD, I see that the developer is requesting specifically:

- Minimum 0.62 acre lots
  - o 57 lots sized 0.62-0.70 acres
  - o 18 lots sized 0.71-0.91 acres
  - o 3 lots sized 1.0 acres or greater
- NO curb and guttering on the streets
- HOA Maintained Common Area/Drainage Area
- HOA Maintained entryway with landscaping

All other parts of the submitted master development plan would appear to meet the minimum requirements of the R-1, Single Family Zoning District like the setbacks, lot frontages, and street right-of-way widths.

The Planning Commission has the authority to require conditions and other stipulations/changes to the PUD Design Statement and all aspects to the PUD. These recommendations would be forwarded to the City Council for their approval as well.

## **Site Location & Description**

The property is located in E/42 of Section 30, Township 8 North, Range 4 West, of the Indian Meridian, McClain County, Oklahoma.

# Public Notification

Pursuant to Municipal Code Section 21-1012, notice to the public hearing was mailed to all owners and residential and commercial owners of property located within a 300' radius of the subject property and published in the Blanchard News prior to the hearing. In addition, a sign was posted upon the property prior to the hearing.

## Zoning Code & General Plan Conformance

The current land use of the property is Agricultural/Undeveloped (see Page 25, Blanchard 2020 Comprehensive Plan Update). The future land use of the property is designated as the same. Low Density Residential future land uses are designated East of Rockwell Ave, which is described as Single Family homes on 1-2.5 acre tracts of land.

## Utilities

The property is located along the 12" water main along NE 85<sup>th</sup> St. The subdivision is not within the sanitary sewer service area.

## Protest of Application

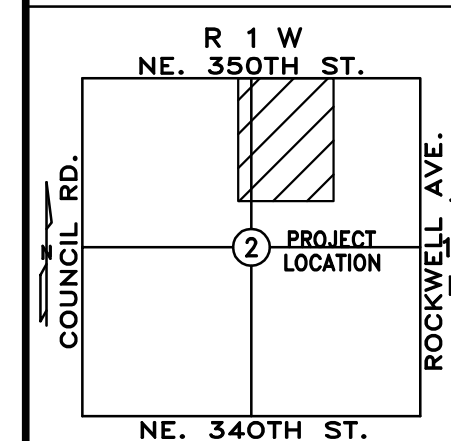
No written protests have been filed to date.

## Attachments

- A. Applications.
- B. Zoning Map.
- C. PUD Design Statement (as submitted)
- D. PUD Design Statement (marked for review)
- E. PUD Master Development Plan Map
- F. Protest Letters [if any].

**Prepared by:**

**Ryan M. Conner, City Planner**



LOCATION MAP 1"=3000'

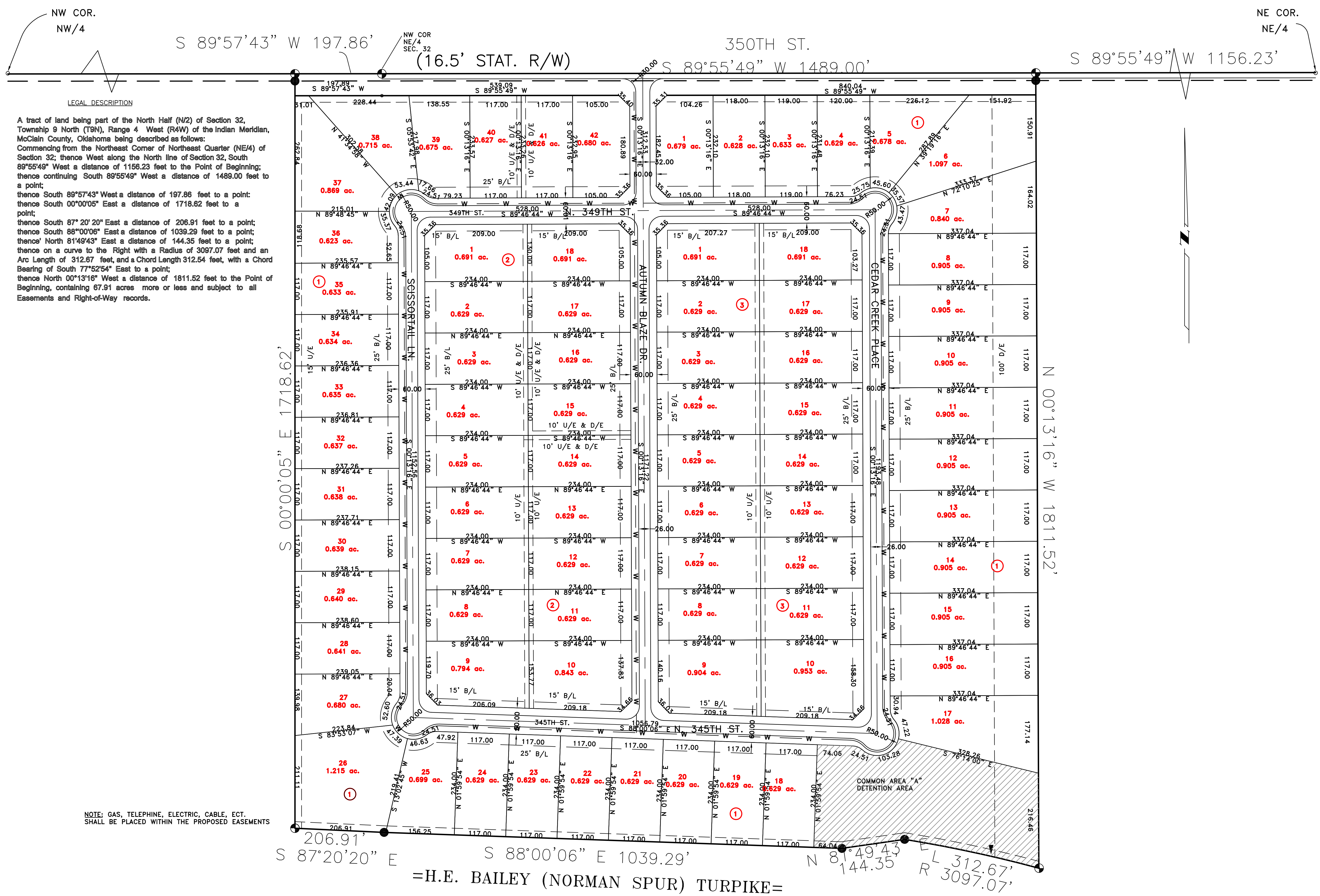
- LEGEND
- S— SANITARY SEWER LINE
  - W— WATER LINE
  - O— OVERHEAD ELECTRIC
  - E— EXISTING GAS SERVICE
  - S— SANITARY SEWER MANHOLE
  - M— STORM SEWER MANHOLE
  - P— POWER POLE
  - G— GUY ANCHOR
  - L— LIGHT POLE
  - F— FIRE HYDRANT
  - V— WATER VALVE
  - M— WATER METER
  - G— GAS VALVE
  - M— GAS METER
  - E— ELECTRIC METER
  - P— TELEPHONE PEDESTAL
  - W— MONITOR WELL
  - S— SIGN
  - T— TRAFFIC SIGNAL POLE
  - B— TRAFFIC SIGNAL BOX
  - F— FENCE
  - X— SET IRON PIN
  - FOUND IRON PIN
  - BENCHMARK

MASTER DEVELOPMENT PLAN  
TO SERVE  
**MICHEAL WEHLING SITE**  
PART OF THE N/2, SEC. 32, T9N,  
R4W, I.M., McCLEIN COUNTY, OKLAHOMA

**MORRIS**  
ENGINEERING AND SURVEYING  
www.morrisengineering.com  
617 N.W. 27TH ST. MOORE, OK 73160  
(405) 912-2775 OFC (405) 912-2322 FAX



DATE: 4-7-21  
SIGNATURE: [Signature]  
MASTER DEVELOPMENT PLAN TO SERVE MICHEAL WEHLING SITE  
HORIZONTAL: 1"=100' VERTICAL: 1"=100'  
JOB NO. REF. NO. REF. NO.  
SHEET NO. 1 OF 1



**LEGAL DESCRIPTION**

A tract of land being part of the North Half (N/2) of Section 32, Township 9 North (T9N), Range 4 West (R4W) of the Indian Meridian, McClain County, Oklahoma being described as follows: Commencing from the Northeast Corner of Northeast Quarter (NE/4) of Section 32; thence West along the North line of Section 32, South 89°55'49" West a distance of 1156.23 feet to the Point of Beginning; thence continuing South 89°55'49" West a distance of 1489.00 feet to a point; thence South 89°57'43" West a distance of 197.86 feet to a point; thence South 00°00'05" East a distance of 1718.62 feet to a point; thence South 87°20'20" East a distance of 206.91 feet to a point; thence South 88°00'06" East a distance of 1039.29 feet to a point; thence North 81°49'43" East a distance of 144.35 feet to a point; thence on a curve to the Right with a Radius of 3097.07 feet and an Arc Length of 312.67 feet, and a Chord Length 312.54 feet, with a Chord Bearing of South 77°52'54" East to a point; thence North 00°13'16" West a distance of 1811.52 feet to the Point of Beginning, containing 67.91 acres more or less and subject to all Easements and Right-of-Way records.

NOTE: GAS, TELEPHONE, ELECTRIC, CABLE, ECT. SHALL BE PLACED WITHIN THE PROPOSED EASEMENTS

206.91' S 87°20'20" E  
S 88°00'06" E 1039.29'  
=H.E. BAILEY (NORMAN SPUR) TURPIKE=  
N 81°49'43" E L 312.67'  
144.35' R 3097.07'



# City of Blanchard

## Zoning Reclassification Application (REZONING) - Page 1

Present Zoning Classification: A-1 Requested Zoning Classification: R-1 with PUD Overlay

Street Address: SW 24th btw Hwy 76/Rockwell City, ST, ZIP: Blanchard, OK

Please attach the legal description of the property.

### Property Owner Information

Property Owner Name(s): Billie Long Coats Childrens Trust/ Developer-MCD Development, LLC

If a corporation, corporate official name and seal: \_\_\_\_\_

Mailing Address: 8105 East Indian Hills Rd City, ST, ZIP: Norman, OK 73026

Phone: 405-556-0625 Fax: \_\_\_\_\_ Email: mandalay247@gmail.com

Billing Information (for billing legal advertising and notification and notification costs, if not property owner mailing address): Name: Michael Wehling

Address: 8105 East Indian Hills Rd City, ST, ZIP: Norman, Ok 73026

### Additional Information

Current use of property to be rezoned: Vacant A-1

Reason for rezoning request: To allow for a subdivision

Are there any deed restrictions or restrictive covenants that would affect the use of this property? If so, please describe briefly below and attach: None

Has applicant applied for rezoning of this property in the past? If so, please attach a description.

**AUTHORIZED REPRESENTATIVE:** I hereby certify that I am authorized to represent all of the property owners of the above described tract in this application. A power of attorney is attached.

Name: Micheal Wehling Address: 8105 East Indian Hills Rd

Signature: [Handwritten Signature] City, ST, ZIP: Norman, Ok 73026 Telephone: 405-556-0625



## City of Blanchard

### Zoning Reclassification Application (REZONING) - Page 2

#### REZONING PROCESS:

1. Complete this application with the required items listed on Page 3
2. Submit application with \$100 Filing Fee and \$45 Public Notice Sign Fee
3. After application and review by city officials, application will be placed on the next Planning Commission meeting agenda for a meeting at least 20 days in advance, but within 60 days of the date of filing. The Planning Commission will review and take action on the application, recommending approval or denial of the application. The Planning Commission meets the 2nd Thursday of each month at 6:30 pm at the Blanchard Municipal Courthouse, located at 300 N. Main.
4. The application and recommendation of the Planning Commission will be submitted to the City Council, which will review and take action on the application at their next regular meeting, approving or denying the application. A letter from the permits clerk will be mailed to the applicant with the zoning change permit and a copy of the ordinance changing the zoning classification (if applicable).

Zoning Case Number: \_\_\_\_\_

Application Date: \_\_\_\_\_

Fee: \$145

WE, THE UNDERSIGNED, ASK THE PLANNING COMMISSION AND THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA, TO APPROVE A ZONING CHANGE AS REQUESTED IN THIS APPLICATION ON THE TRACT OF LAND DESCRIBED HEREIN. WE ATTEST TO THE TRUTH AND CORRECTNESS OF ALL FACTS AND INFORMATION PRESENTED WITH THIS APPLICATION AND WILL OBSERVE AND CONFORM IN ALL ASPECTS OF THE ZONING REGULATIONS, AS AMENDED, OF THE CITY OF BLANCHARD AND HAVE RECEIVED A COPY OF THE POLICIES AND PROCEDURES REGULATING THE ZONING AMENDMENT APPLICATION. WE HEREBY AGREE TO PAY ALL ADVERTISING AND MAILING NOTIFICATION COST DIFFERENCES WHICH MAY BE GREATER THAN THE AMOUNT PAID WITH THIS APPLICATION FOR THE PUBLIC HEARINGS AS REQUIRED BY THE BLANCHARD ZONING REGULATIONS. THE CITY OF BLANCHARD IS AUTHORIZED TO PREPARE AND PUBLISH ALL REQUIRED LEGAL ADVERTISING AND MAIL NOTIFICATIONS, THE COST AND/OR COST DIFFERENCES OF WHICH IS TO BE BILLED TO THE NAME LISTED HEREIN FOR PAYMENT.

Property owner's signature: \_\_\_\_\_

# **BUSINESS AGENDA**

**B-10**



# Council Agenda

## Business Item No. B-10

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** ORDINANCE ~ Rezoning (Coats).

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**BACKGROUND:**

An Ordinance of the City of Blanchard, Oklahoma, amending the Zoning Ordinance, as amended, to include additional territory within the R-1, Single-Family Residential District; to delete such property from the A-1, Agricultural District; providing for entering such amendments upon the official Zoning Map; providing for severability; declaring repealer; and declaring an emergency.

**FISCAL IMPACT:**

Cost of publication shall be borne by the applicant.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of Ordinance No. \_\_\_ approving the Zoning Reclassification of 67.91 acres, as recommended by the Blanchard Planning Commission.

**EXHIBITS:**

Ordinance No. \_\_\_\_.



**ORDINANCE NO. \_\_\_\_**

**AN ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA, AMENDING THE ZONING ORDINANCE OF THE CITY OF BLANCHARD, OKLAHOMA, AS AMENDED, TO INCLUDE ADDITIONAL TERRITORY WITHIN THE {R-1}, SINGLE FAMILY RESIDENTIAL DISTRICT; TO DELETE SUCH PROPERTY FROM THE {A-1}, AGRICULTURAL DISTRICT; PROVIDING FOR ENTERING SUCH AMENDMENTS UPON THE OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; DECLARING REPEALER; AND DECLARING AN EMERGENCY.**

**WHEREAS**, Billie Long Coats Children’s Trust, owners, filed an application for a zoning reclassification of property as described in Section 1 below from the A-1, Agricultural District to the R-1, Single Family Residential District; and

**WHEREAS**, the Blanchard Planning Commission held a public hearing on Thursday, May 13, 2021, to solicit general input in accordance with the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104, where a recommendation was adopted by Resolution No. 2021-09 recommending approval; and

**WHEREAS**, the Blanchard City Council held a public hearing on Tuesday, May 25, 2021, to solicit general input in accordance with the Blanchard Code of Ordinances and Title 11 O.S. Section 43-104; and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BLANCHARD, OKLAHOMA:**

**SECTION 1.** That the Zoning Ordinance of the City of Blanchard, Oklahoma, as amended, is hereby amended to change the boundaries of the {R-1}, Single Family Residential District, as shown upon the Official Zoning Map, to include therein the following described property in McClain County, State of Oklahoma, to wit:

**Legal Description:**

A tract of land being part of the North Half (N/2) of Section 32, Township 9 North (T9N), Range 4 West (R4W) of the Indian Meridian, McClain County, Oklahoma being described as follows: Commencing from the Northeast Corner of the Northeast Quarter (NE/4) of Section 32;

thence West along the North line of Section 32, South 89°55'49" West a distance of 1156.23 feet to the Point of Beginning; thence continuing South 89°55'49" West a distance of 1489.00 feet to a point; thence South 89°57'43" West a distance of 197.86 feet to a point; thence South 00°00'05" East a distance of 1718.62 feet to a point; thence South 87°20'20" East a distance of 206.91 feet to a point; thence South 88°00'06" East a distance of 1039.29 feet to a point; thence North 81°49'43" East a distance of 144.35 feet to a point; thence on a curve to the Right with a radius of 3097.07 feet and an arc length of 312.67 feet, and a chord length 312.54 feet, with a chord bearing of South 77°52'54" East to a point; thence North 00°13'16" West a distance of 1811.52 feet to the Point of Beginning, containing 67.91 acres more or less and subject to all easements and right-of-way records.

**SECTION 2.** That the said described property in McClain County, State of Oklahoma, shall not be designated as part of the {A-1}, Agricultural District upon the Official Zoning Map of the City of Blanchard, and is hereby deleted therefrom.

**SECTION 3. SEVERABILITY.** If any section, subsection, sentence, clause, phrase or portion of this Ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, said portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions of this Ordinance.

**SECTION 4. REPEALER.** All former ordinances and/or parts of ordinances conflicting or inconsistent with the provisions of this Ordinance are hereby repealed.

**SECTION 5. EMERGENCY.** Whereas, it being immediately necessary for the preservation of the public health, peace and safety of the City of Blanchard and the inhabitants thereof, an emergency is hereby declared to exist, by reason whereof, this Ordinance shall be in full force and effect from and after its passage and approval, as provided by law.

**PASSED and APPROVED** and the Emergency Clause voted upon separately by the City Council of the City of Blanchard, Oklahoma on this 25<sup>th</sup> day of May, 2021.

---

Mayor

**ATTEST:**

**(Seal)**

---

**City Clerk**

**APPROVED AS TO FORM** on this 25<sup>th</sup> day of May, 2021.

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**City Attorney**

# **BUSINESS AGENDA**

**B-11**



# Council Agenda

## Business Item No. B-11

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**DATE:** 25 May 2021  
**TO:** Blanchard City Council  
**FROM:** *Robert L. Floyd*, City Manager  
**ITEM:** EMERGENCY CLAUSE ~ Ordinance.

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### BACKGROUND:

The Oklahoma Supreme Court have upheld state statutes regarding the adoption of an Emergency Clause upon the adoption of an ordinance by the municipal governing body. The Court's ruling only requires that the ordinance itself must declare that an emergency exists in order to preserve the health, safety and welfare of the citizens of the City of Blanchard.

The passage of such an Emergency Clause requires four (4) out of five (5) votes and must be voted upon separately from the ordinance itself and upon adoption becomes effective on the date of publication in the local newspaper. All ordinances are required to be published within fifteen (15) days from the date of adoption.

The non-passage of the Emergency Clause, causes the effective date to be thirty (30) days from the date of publication.

### FISCAL IMPACT:

Cost to publish in the local newspaper within fifteen (15) days from adoption.

### LEGAL REVIEW:

N/A     Required    Completed Date: \_\_\_\_\_

### ACTION REQUESTED:

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of, regarding the adoption of an Emergency Clause for Ordinance No. \_\_\_\_.

---

**EXHIBITS:**

None.

# **BUSINESS AGENDA**

**B-12**



# Council Agenda

## Business Item No. B-12

**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** RESOLUTION ~ Board of Adjustment and Planning Commission Appointments.

**BACKGROUND:**

A Resolution of the City of Blanchard, Oklahoma, making an appointment to the Blanchard Board of Adjustment (BOA) for one member to serve a new 3-year term ending July 2024 and the appointment to the Blanchard Planning Commission for two (2) members to serve a new 3-year term ending July 2024.

The following persons be and the same to be appointed to the Board of Adjustment and the Blanchard Planning Commission for the term indicated below:

| <u>Name</u>        | <u>Board or Commission</u> | <u>Term Expires</u> |
|--------------------|----------------------------|---------------------|
| 1. Ben Whitt       | Board of Adjustment        | July 2024           |
| 2. Jeff Tompkins   | Planning Commission        | July 2024           |
| 3. Lesley Franklin | Planning Commission        | July 2024           |

**FISCAL IMPACT:**

None.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_



**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, the approval, denial, amendment, revision or conditional approval, in whole or in part of adopting Resolution No. 2021-\_\_\_ nominating and reappointing members to new terms on the BOA and Planning Commission.

**EXHIBITS:**

Resolution No. 2021-\_\_\_.

# **BUSINESS AGENDA**

**B-13**



# Council Agenda

## Business Item No. B-13

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** AGREEMENT ~ Grady County Criminal Justice Authority.

---

### **BACKGROUND:**

Attached is the annual Agreement with the Grady County Criminal Justice Authority to provide inmate housing for the City of Blanchard for one (1) year beginning July 1, 2021 and ending June 30, 2022.

### **FISCAL IMPACT:**

No increase in fees. The daily incarceration rate remains at Forty-Five (\$45.00) per inmate, per day for each bed used for Blanchard inmates. For Blanchard inmates who remain in Grady County facility for less than twenty-four (24) hours shall pay a processing fee of Twenty-eight (\$28.00) dollars and the per day rate shall not apply.

### **LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

### **ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of, the renewal of the annual inmate housing with the Grady County Criminal Justice Authority for one (1) year effective beginning July 1, 2021 and ending on June 30, 2022.

### **EXHIBITS:**

Annual Agreement.

# GRADY COUNTY CRIMINAL JUSTICE AUTHORITY

## Agreement for Inmate Housing

THIS AGREEMENT is made this \_\_\_\_\_ day of \_\_\_\_\_, 2021, by and between the Grady County Criminal Justice Authority, located at 215 North 3<sup>rd</sup> Street, Chickasha, Oklahoma 73018, (hereinafter collectively referred to as “GCCJA”) and the City of Blanchard, located at PO Box 480, Blanchard, OK 73010, (hereinafter collectively referred to as “Client”), for use of the Grady County Criminal Justice Center for housing City of Blanchard inmates.

### RECITALS

WHEREAS, the GCCJA maintains and operates the Grady County Criminal Justice Center for the incarceration of inmates sentenced to the facility or arrestees waiting for court appearances; and

WHEREAS, Client desires to use the Grady County Criminal Justice Center as contracted for housing and maintaining inmate services for sentenced and un-sentenced inmates; and

WHEREAS, the use of the Grady County Criminal Justice Center would incarcerate arrestees/ prisoners from Client who have been sentenced or are waiting for court appearances (Clients inmates only); and

WHEREAS, in accordance with Oklahoma State Statutes section 74-195; “Any county, city or town is hereby authorized to contract, in accordance with the Interlocal Cooperation Act, with any other county, city or town for incarceration of prisoners awaiting trial or serving a sentence, so long as the jail facility where said prisoners are to be held is in compliance with the standards established by this act.”; and

WHEREAS, in order to set forth clearly the responsibilities, obligations, powers and rights of each of the parties, GCCJA and Client hereby enter into this agreement.

**NOW THEREFORE**, for and in consideration of the mutual covenants, conditions and promises contained here, the parties hereto agree as follows:

#### 1. Use of Detention Facility

Client hereby contracts with GCCJA for beds at the Grady County Criminal Justice Center for Clients inmates. Client shall pay the rate of **Forty Five Dollars (\$45.00)** per inmate, per day for each bed used in the Grady County Criminal Justice Center for Clients inmates. Client shall be financially responsible for inmates housed at the Grady County Criminal Justice Center. (Clients inmates shall mean any person presented by the Client for detention for any reason in the Grady County Criminal Justice Center or any person arrested by Client and subsequently sentenced to detention in the Grady County Criminal Justice Center.)

#### 2. Billing

GCCJA shall bill Client monthly for actual beds used.

#### 3. Services Provided by GCCJA

GCCJA agrees to provide the following services as included in the above rate under this Agreement:

- a. In accordance with the terms of this Agreement, it shall be the responsibility of the Grady County Criminal Justice Center to receive and safely keep every inmate as pertaining to the GCCJA Policies and Procedures.
- b. It shall be the responsibility of the Grady County Criminal Justice Center to make record of every inmate duly committed or placed in the jail in accordance with the terms of this Agreement.
- c. It shall be the responsibility of the Grady County Criminal Justice Center to afford inmates access to inmate programs, privileges, and activities in a manner consistent with the GCCJA Policies and Procedures.

- d. Inmate's trustee and work time credits will be managed according to the GCCJA Policies and Procedures unless otherwise stipulated by the Client.
- e. While the Client inmate classification information may be provided, the Grady County Criminal Justice Center will determine the inmate's classification while housed in the Grady County Criminal Justice Center.
- f. It shall be the responsibility of the Grady County Criminal Justice Center to notify the Client whenever an inmate requires extra-ordinary medical care in accordance with Schedule B.
- g. The Grady County Criminal Justice Center shall accept bonds and related documents, required to accept or release Clients inmates housed at the Grady County Criminal Justice Center.
- h. The Grady County Criminal Justice Center shall comply with all requirements and obligations set forth in the Oklahoma Jail Standards.

#### 4. Term

This agreement shall be effective upon final execution by the appropriate officers of both parties and shall continue for One (1) year and shall be automatically renewed year-to-year unless terminated by notice from either party in accordance with section 5 of this Agreement. As provided in section 5 of this agreement, in the event that this agreement is terminated, Client shall reassume custody of all inmates associated with this Agreement in as expeditious manner as is lawful and reasonable and shall be billed as agreed until all Client inmates vacate the Grady County Criminal Justice Center .

#### 5. Termination

This Agreement may be unilaterally terminated, with or without cause, by either party, upon thirty days advance written notice and delivered to the other party. Within such thirty day period, the Client shall retake physical custody of all prisoners in the custody of the Grady County Criminal Justice Center.

#### 6. Agreement Monitors

In order to administer this Agreement effectively, GCCJA and the Client will designate Agreement Monitors. Schedule A will designate the Agreement Monitors from both parties to said agreement. In the event that a change in Agreement Monitors occurs the notification of the change must occur within 30 days of said change and must be contractually updated annually.

#### 7. Cost and Reimbursement

- a. Except as otherwise provided in this Agreement, all costs of housing inmates, pursuant to the terms of this Agreement, shall be fixed and reimbursed at the rate of **Forty-Five Dollars (\$45.00)** per inmate, per day. The Client shall reimburse the Grady County Criminal Justice Center starting from the day an inmate is delivered and for every subsequent day that the inmate is assigned to the Grady County Criminal Justice Center, not to include the day that the inmate is released from the Grady County Criminal Justice Center. For Client inmates who remain in the Grady County Criminal Justice Center for less than twenty-four hours, Client shall pay a processing fee of **Twenty-Eight Dollars (\$28.00)** and the per day rate shall not apply.
- b. The cost of providing routine, on-site or contract medical services shall be considered normal costs incidental to the operation of the Grady County Criminal Justice Center and are considered part of the costs reimbursed by the fixed rate per inmate, per day as defined in subparagraph "a" above and section 1 of this Agreement. Such included medical services are defined in Schedule B, attached hereto and incorporated herein by this reference. Costs of extraordinary health care services, as further defined in Schedule B, will be the responsibility of Client with timely notifications by the Grady County Criminal Justice Center in accordance to the notification protocols set forth in this Agreement and/or Schedule B.
- c. Minor physical damage to the Grady County Criminal Justice Center as a direct result of the placement of offenders housed therein shall be considered "usual costs" incidental to the operation of the Grady County Criminal Justice Center. The Client and/or the Clients inmates may be liable for reimbursement of major damages if found responsible.
- d. The Client shall be billed on or before the 15<sup>th</sup> day of each month by the GCCJA for the rate set forth in subparagraph "a" above. Payments shall be made within 30 (Thirty) days from the receipt of a GCCJA Invoice.

- e. Any employee of GCCJA performing the services or task contemplated by and through this Agreement shall be considered an employee of GCCJA only, subject only to its employment rules, regulations, salary and benefits. Conversely, any employee of the Client performing the services or task contemplated by and through this Agreement shall be considered an employee of Client only, subject only to its employment rules, regulations, salary and benefits.

## 8. Transportation

- a. Transportation of inmates from Client to be housed at the Grady County Criminal Justice Center will be completed by Client at its own expense. In the event that the Clients Agreement Monitor requests assistance from the Grady County Criminal Justice Center Transportation Unit, upon availability can assist Client for the transport of inmates for applicable fees **(\$25.00 per hour, per Transportation Officer and mileage costs at the State of Oklahoma prevailing rate)**.
- b. The Client shall provide subsequent transports for Client Inmates unless financially pre-arranged by the Monitors of this Agreement. Such transports include but are not limited to:
  - Medical,
  - Mental Health,
  - Juveniles, and
  - Any transportation outside Grady County, Oklahoma boundaries.

## 9. Indemnification

- a. GCCJA and Client agree that should either party, as a result of the other party's actions, inactions or omissions, incur any liability under this Agreement, the party causing the liability shall, to the extent allowed by law, indemnify and hold harmless the other party. Said indemnification shall include reimbursement for any damages, costs and attorneys fees. Neither party nor its officers and employees, shall be deemed to assume any liability for any intentional or negligent acts, errors or omissions of the other party or its officers or employees that may arise out of the performance of this Agreement.
- b. With that said, the Client inmates housed at the Grady County Criminal Justice Center are the responsibility of the GCCJA. However, should any litigation arise that involves a Client inmate, and the litigation lists the Client in such litigation, the Client understands that they will seek their own representation, separate and apart from GCCJA.
- c. Each party to this Agreement shall have and maintain all appropriate insurance for general liability, workman's compensation and/or any other insurance required by law.

## 10. Availability of Beds

Nothing in this Agreement shall be construed as a guarantee of the availability of a bed in the Grady County Criminal Justice Center. If the Grady County Criminal Justice Center population is such that it is beyond the lawful capacity as determined by applicable state or federal law, then the GCCJA may turn away some or all of the inmates presented for detention by Client until such time as the Grady County Criminal Justice Center may accommodate any additional inmate or inmates.

## 11. Non-appropriations Clause

The parties understand that this Agreement, and the payments and other monetary obligations of Client hereunder, shall not be construed as creating a multiple-fiscal year debt or other financial obligation of Client, as set forth by the Laws of the State of Oklahoma. This Agreement shall not obligate Client, directly or indirectly, to make any payments or meet any other monetary obligations required herein, beyond such payments or obligations as are appropriated for any fiscal year in which this Agreement is in effect. In the event Client fails to budget and appropriate, on or before their annual budget appropriations of each year, funds sufficient to pay all obligations due for the next ensuing year, an Event of Non-appropriation shall be deemed to have occurred and this Agreement shall cease and terminate. If an Event of Non-appropriation occurs, Client shall only be obligated to make payments to GCCJA for those amounts accrued for inmate housing and services provided and shall remove the Client inmates as set forth in Paragraphs 4 and 5.

## Schedule A

Until further notice is received, the Client Agreement Monitors shall be:

**PRIMARY**

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

Phone: \_\_\_\_\_

**ALTERNATE**

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

Phone: \_\_\_\_\_

Until further notice is received, the GCCJA Agreement Monitors shall be:

**PRIMARY**

Jim Gerlach  
Warden/Executive Director  
215 North 3<sup>rd</sup> Street  
Chickasha, Oklahoma 73018  
(405)222-1000 x237

**ALTERNATE**

Eric Forsythe  
Inmate Services Captain  
215 North 3<sup>rd</sup> Street  
Chickasha, Oklahoma 73018  
(405)222-1000 x224

**FINANCE**

Pam Bush  
Office Manager  
215 North 3<sup>rd</sup> Street  
Chickasha, Oklahoma 73018  
(405)222-1000 x222

## Schedule B

The costs of providing routine on-site medical and other services, customarily provided to persons sentenced to confinement in the Grady County Criminal Justice Center, shall be considered usual costs incidental to the operation of the Grady County Criminal Justice Center.

These usual costs include, but are not limited to, regularly scheduled sick call, nursing coverage, regular on site physician visits, and the dispensing and cost of over the counter medication for routine and minor illnesses.

Extraordinary medical expenses for extraordinary health care require immediate notification to Client. Extraordinary health care included but is not limited to, any prescription medication, requirements for oxygen, rehabilitation therapy and equipment; care requiring a general or spinal anesthetic; care requiring the services of a surgeon and attending nursing care; X-rays, incident to continuing off site care, dental surgery excluding the repair of cavities, tooth extraction or routine dental procedures, ambulance or helicopter transportation. Such extraordinary health care also includes any specialty service or other medical or mental health treatment for which GCCJA is separately charged by the health care provider at the Grady County Criminal Justice Center. The Grady County Criminal Justice Center health care provider shall determine when off site care is required for offenders housed at the Grady County Criminal Justice Center.

Extraordinary medical expenses shall be reimbursed by Client, provided:

1. Such service is an emergency medical treatment as determined by the Grady County Criminal Justice Center health care provider and/or medical protocols; or
2. Such service was approved in advance by the Clients Agreement Monitor, to include but not limited to normal protocols.

In cases where the Grady County Criminal Justice Center health care provider has determined that extraordinary care must be provided prior to obtaining the Clients Agreement Monitor’s consent, the Grady County Criminal Justice Center health care provider shall notify the Clients Agreement Monitor as soon as practicable, but no later than 3 business days after the rendering of care.

In the event that a Client inmate is medically housed for more than 12 hours away from the Grady County Criminal Justice Center, arrangements will be made by Client to resume custody, responsibility, security and transportation of said inmate unless arrangements have been made with the Grady County Criminal Justice Center Transportation Unit as set forth in paragraph 8.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on this \_\_\_\_ day of \_\_\_\_\_, 2021.

**Grady County Criminal Justice Authority (GCCJA)**

\_\_\_\_\_  
Jim Gerlach (Warden)

\_\_\_\_\_  
James Meyer (GCCJA Chairman)

**City of Blanchard (Client)**

\_\_\_\_\_  
Authorized Signature

\_\_\_\_\_  
Authorized Signature

\_\_\_\_\_  
Printed Name/Title

\_\_\_\_\_  
Printed Name/Title



# **BUSINESS AGENDA**

**B-14**



## Council Agenda

### Business Item No. B-14

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** AGREEMENT ~ Delta Community Action Foundation, Inc.

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**BACKGROUND:**

Attached is the annual Agreement with the Delta Community Action Foundation, Inc./Delta Public Transit to provide transportation services assistance for the City of Blanchard for one (1) year beginning July 1, 2021 and ending June 30, 2022.

**FISCAL IMPACT:**

No increase in fees. The annual rate is \$18,000.00 payable monthly.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of the renewal of the annual transportation services assistance with the Delta Community Action Foundation, Inc./Delta Public Transit for one (1) year effective beginning July 1, 2021 and ending on June 30, 3022.

**EXHIBITS:**

Annual Agreement.

**RESOLUTION NO. 2021-\_\_**

**A RESOLUTION RENEWING THE AGREEMENT BY AND BETWEEN THE CITY OF BLANCHARD AND THE DELTA COMMUNITY ACTION FOUNDATION, INC./DELTA PUBLIC TRANSIT FOR TRANSPORTATION SERVICES ASSISTANCE FOR ONE (1) YEAR BEGINNING JULY 1, 2021 AND ENDING JUNE 30, 2022.**

WHEREAS, it appearing reasonable for the City of Blanchard, McClain County, Oklahoma, to execute the AGREEMENT in connection with inmate housing in accordance with the terms of the AGREEMENT; and

NOW, THEREFORE, BE IT RESOLVED by the Blanchard City Council that such contract be entered and that a copy of same be hereto attached and made a part hereof by reference, all as provided by law and this Resolution shall be APPROVED and ADOPTED this 25<sup>th</sup> day of May, 2021.

(SEAL)  
ATTEST:

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

**CITY OF BLANCHARD  
CONTRACT FOR TRANSPORTATION SERVICES ASSISTANCE  
WITH THE  
DELTA COMMUNITY ACTION FOUNDATION, INC. / DELTA PUBLIC TRANSIT**

This agreement entered into this   1   day of   JULY   2021, by and between Delta Community Action Foundation, Inc. - Delta Public Transit Program, (Hereinafter, "Contractor") and the City of Blanchard, Blanchard, Oklahoma (hereinafter, "Authority"). For and in consideration of the compensation and other mutual covenants and conditions hereinafter stated, Contractor agrees to provide transportation services to citizens in the Blanchard area.

The Authority will pay Contractor \$18,000.00, payable at a monthly rate of \$1,500.00 per month for the operation of one (1) vehicle used for the transit program.

The term of this contract shall be   July 1,   2021 through   June 30,   2022, or as soon as services commence through said ending date. In the event of services provided for only a partial year, the amounts due Contractor hereunder shall be prorated for such partial performance.

Contractor shall carry and maintain all appropriated licenses and shall maintain liability insurance in the minimum amount of \$1,000,000.00 during the term of this contract.

Contractor hereby agrees to indemnify and hold harmless the Authority from any and all liability, loss or damage the Authority may suffer as a result of claims, demands, costs or judgments against it arising from the services provided by contractor hereunder save and except only Authority's own negligent acts.

In addition, Contractor agrees that upon written notice from the Authority, Contractor agrees to assume the defense of any lawsuit, administration action or other proceeding brought against the Authority by any public body, individual, partnership, corporation, or other legal entity, relating to any matter covered by this agreement for which Contractor has an obligation to assume liability for and /or to save and hold harmless the Authority. Contractor shall pay all the costs incident to such defense, including, but not limited to, Attorney fees, investigator fees, litigation expenses, settlement payments and amount paid in satisfaction of judgments. Any and all lawsuits or administrative actions brought or threatened on any theory of relief available at law, in equity or under the rules of any administrative agency shall be covered by this provision, including, but not limited to the theories of intentional misconduct, negligence, breach of statute or ordinance or upon any theory created by statute or ordinance, local, state or federal.

CITY OF BLANCHARD, OKLAHOMA

BY: \_\_\_\_\_  
TITLE: \_\_\_\_\_

ATTEST:

TITLE: \_\_\_\_\_

DELTA COMMUNITY ACTION FND., INC.

BY:  \_\_\_\_\_  
EXECUTIVE DIRECTOR

# Blanchard Senior Center

Monthly Report for

July 2020

## TRANSPORTATION

| PASSENGERS   | TRIPS   |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
|--|---------|--|--|----------|---|--|----------------|----|----------------------------------|------------------|----|--|-------|-----|--|---------------------------|----|--|---|---------|---|--|------------|---|--|-----------|---|--|-------------------|---|--|-----------|---|--|-------------------|----|--|-------|----|--|------------------|-----|--|-------|-----|--|
| <p>1. Total Number of Passengers using each Classification.<br/>NOTE: Each passenger is counted only in one classification only.</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%;">Elderly</td> <td style="text-align: right; border-bottom: 1px solid black;">292</td> <td></td> </tr> <tr> <td>Disabled</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Non-Ambulatory</td> <td style="text-align: right; border-bottom: 1px solid black;">66</td> <td style="font-size: small;">(Persons using the lift or ramp)</td> </tr> <tr> <td>General Public *</td> <td style="text-align: right; border-bottom: 1px solid black;">26</td> <td></td> </tr> <tr> <td style="text-align: right; padding-top: 10px;">TOTAL</td> <td style="text-align: right; border-bottom: 1px solid black; padding-top: 10px;">384</td> <td></td> </tr> <tr> <td style="padding-top: 10px;">Number Of Days in Service</td> <td style="text-align: right; border-bottom: 1px solid black; padding-top: 10px;">21</td> <td></td> </tr> </table> <p style="font-size: small; margin-top: 10px;">Please describe coordination activities during this month. Attach additional sheet if necessary.</p> <p style="font-size: small; margin-top: 10px;">* All non-regular riders</p> | Elderly | 292  |  | Disabled | 0 |  | Non-Ambulatory | 66 | (Persons using the lift or ramp) | General Public * | 26 |  | TOTAL | 384 |  | Number Of Days in Service | 21 |  | <p>2. Total Number of Passengers using each trip Category.<br/>NOTE: Each time a passenger gets off the vehicle counts as one trip.</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%;">Medical</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Employment</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Nutrition</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Social/Recreation</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Education</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Shopping/Personal</td> <td style="text-align: right; border-bottom: 1px solid black;">12</td> <td></td> </tr> <tr> <td>Other</td> <td style="text-align: right; border-bottom: 1px solid black;">14</td> <td style="font-size: small;">(Includes all persons who are not part of your regular ridership.)</td> </tr> <tr> <td>Meal Delivery **</td> <td style="text-align: right; border-bottom: 1px solid black;">292</td> <td></td> </tr> <tr> <td style="text-align: right; padding-top: 10px;">TOTAL</td> <td style="text-align: right; border-bottom: 1px solid black; padding-top: 10px;">318</td> <td></td> </tr> </table> <p style="font-size: small; margin-top: 10px;">** Meals On Wheels</p> | Medical | 0 |  | Employment | 0 |  | Nutrition | 0 |  | Social/Recreation | 0 |  | Education | 0 |  | Shopping/Personal | 12 |  | Other | 14 | (Includes all persons who are not part of your regular ridership.) | Meal Delivery ** | 292 |  | TOTAL | 318 |  |
| Elderly  | 292     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Disabled   | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Non-Ambulatory   | 66      | (Persons using the lift or ramp)                                   |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| General Public *   | 26      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| TOTAL  | 384     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Number Of Days in Service  | 21      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Medical  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Employment   | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Nutrition  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Social/Recreation  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Education  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Shopping/Personal  | 12      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Other  | 14      | (Includes all persons who are not part of your regular ridership.) |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Meal Delivery **   | 292     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| TOTAL  | 318     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |

# Blanchard Senior Center

Monthly Report for

August 2020

## TRANSPORTATION

### PASSENGERS

### TRIPS

|  |         |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
|--|---------|--|--|----------|---|--|----------------|----|----------------------------------|------------------|----|--|-------|-----|--|---------------------------|----|--|---|---------|---|--|------------|---|--|-----------|---|--|-------------------|---|--|-----------|---|--|-------------------|---|--|-------|---|--|------------------|-----|--|-------|-----|--|
| <p>1. Total Number of Passengers using each Classification.<br/>                 NOTE: Each passenger is counted only in one classification only.</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">Elderly</td> <td style="text-align: right; border-bottom: 1px solid black;">264</td> <td></td> </tr> <tr> <td>Disabled</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Non-Ambulatory</td> <td style="text-align: right; border-bottom: 1px solid black;">60</td> <td>(Persons using the lift or ramp)</td> </tr> <tr> <td>General Public *</td> <td style="text-align: right; border-bottom: 1px solid black;">14</td> <td></td> </tr> <tr> <td style="text-align: center;">TOTAL</td> <td style="text-align: right; border-bottom: 1px solid black;">338</td> <td></td> </tr> <tr> <td>Number Of Days in Service</td> <td style="text-align: right; border-bottom: 1px solid black;">20</td> <td></td> </tr> </table> <p style="margin-top: 10px;">Please describe coordination activities during this month. Attach additional sheet if necessary.</p> <p>* All non-regular riders</p> | Elderly | 264  |  | Disabled | 0 |  | Non-Ambulatory | 60 | (Persons using the lift or ramp) | General Public * | 14 |  | TOTAL | 338 |  | Number Of Days in Service | 20 |  | <p>2. Total Number of Passengers using each trip Category.<br/>                 NOTE: Each time a passenger gets off the vehicle counts as one trip.</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">Medical</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Employment</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Nutrition</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Social/Recreation</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Education</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Shopping/Personal</td> <td style="text-align: right; border-bottom: 1px solid black;">7</td> <td></td> </tr> <tr> <td>Other</td> <td style="text-align: right; border-bottom: 1px solid black;">7</td> <td></td> </tr> <tr> <td>Meal Delivery **</td> <td style="text-align: right; border-bottom: 1px solid black;">254</td> <td>(Includes all persons who are not part of your regular ridership.)</td> </tr> <tr> <td style="text-align: center;">TOTAL</td> <td style="text-align: right; border-bottom: 1px solid black;">278</td> <td></td> </tr> </table> <p>** Meals On Wheels</p> | Medical | 0 |  | Employment | 0 |  | Nutrition | 0 |  | Social/Recreation | 0 |  | Education | 0 |  | Shopping/Personal | 7 |  | Other | 7 |  | Meal Delivery ** | 254 | (Includes all persons who are not part of your regular ridership.) | TOTAL | 278 |  |
| Elderly  | 264     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Disabled   | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Non-Ambulatory   | 60      | (Persons using the lift or ramp)                                   |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| General Public *   | 14      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| TOTAL  | 338     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Number Of Days in Service  | 20      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Medical  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Employment   | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Nutrition  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Social/Recreation  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Education  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Shopping/Personal  | 7       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Other  | 7       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| Meal Delivery **   | 254     | (Includes all persons who are not part of your regular ridership.) |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |
| TOTAL  | 278     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |   |  |       |   |  |                  |     |  |       |     |  |

# Blanchard Senior Center

Monthly Report for

September 2020

## TRANSPORTATION

### PASSENGERS

### TRIPS

|  |         |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
|--|---------|--|--|----------|---|--|----------------|----|----------------------------------|------------------|----|--|-------|-----|--|---------------------------|----|--|---|---------|---|--|------------|---|--|-----------|---|--|-------------------|---|--|-----------|---|--|-------------------|----|--|-------|----|--|------------------|-----|--|-------|-----|--|
| <p>1. Total Number of Passengers using each Classification.</p> <p>NOTE: Each passenger is counted only in one classification only.</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%;">Elderly</td> <td style="text-align: right; border-bottom: 1px solid black;">229</td> <td></td> </tr> <tr> <td>Disabled</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Non-Ambulatory</td> <td style="text-align: right; border-bottom: 1px solid black;">58</td> <td>(Persons using the lift or ramp)</td> </tr> <tr> <td>General Public *</td> <td style="text-align: right; border-bottom: 1px solid black;">24</td> <td></td> </tr> <tr> <td style="text-align: center;">TOTAL</td> <td style="text-align: right; border-bottom: 1px solid black;">311</td> <td></td> </tr> <tr> <td>Number Of Days in Service</td> <td style="text-align: right; border-bottom: 1px solid black;">22</td> <td></td> </tr> </table> <p style="margin-top: 10px;">Please describe coordination activities during this month. Attach additional sheet if necessary.</p> <p>* All non-regular riders</p> | Elderly | 229  |  | Disabled | 0 |  | Non-Ambulatory | 58 | (Persons using the lift or ramp) | General Public * | 24 |  | TOTAL | 311 |  | Number Of Days in Service | 22 |  | <p>2. Total Number of Passengers using each trip Category.</p> <p>NOTE: Each time a passenger gets off the vehicle counts as one trip.</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 70%;">Medical</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Employment</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Nutrition</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Social/Recreation</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Education</td> <td style="text-align: right; border-bottom: 1px solid black;">0</td> <td></td> </tr> <tr> <td>Shopping/Personal</td> <td style="text-align: right; border-bottom: 1px solid black;">11</td> <td></td> </tr> <tr> <td>Other</td> <td style="text-align: right; border-bottom: 1px solid black;">15</td> <td>(includes all persons who are not part of your regular ridership.)</td> </tr> <tr> <td>Meal Delivery **</td> <td style="text-align: right; border-bottom: 1px solid black;">228</td> <td></td> </tr> <tr> <td style="text-align: center;">TOTAL</td> <td style="text-align: right; border-bottom: 1px solid black;">252</td> <td></td> </tr> </table> <p>** Meals On Wheels</p> | Medical | 0 |  | Employment | 0 |  | Nutrition | 0 |  | Social/Recreation | 0 |  | Education | 0 |  | Shopping/Personal | 11 |  | Other | 15 | (includes all persons who are not part of your regular ridership.) | Meal Delivery ** | 228 |  | TOTAL | 252 |  |
| Elderly  | 229     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Disabled   | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Non-Ambulatory   | 58      | (Persons using the lift or ramp)                                   |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| General Public *   | 24      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| TOTAL  | 311     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Number Of Days in Service  | 22      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Medical  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Employment   | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Nutrition  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Social/Recreation  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Education  | 0       |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Shopping/Personal  | 11      |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Other  | 15      | (includes all persons who are not part of your regular ridership.) |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| Meal Delivery **   | 228     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |
| TOTAL  | 252     |  |  |          |   |  |                |    |                                  |                  |    |  |       |     |  |                           |    |  |   |         |   |  |            |   |  |           |   |  |                   |   |  |           |   |  |                   |    |  |       |    |  |                  |     |  |       |     |  |

# Blanchard Senior Center

Monthly Report for

October 2020

## TRANSPORTATION

### PASSENGERS

### TRIPS

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |            |                                  |
|------------------|------------|----------------------------------|
| Elderly          | <u>225</u> |                                  |
| Disabled         | <u>0</u>   |                                  |
| Non-Ambulatory   | <u>50</u>  | (Persons using the lift or ramp) |
| General Public * | <u>18</u>  |                                  |

TOTAL 300

Number Of Days in Service 20

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |            |  |
|-------------------|------------|--|
| Medical           | <u>0</u>   |  |
| Employment        | <u>0</u>   |  |
| Nutrition         | <u>0</u>   |  |
| Social/Recreation | <u>0</u>   |  |
| Education         | <u>0</u>   |  |
| Shopping/Personal | <u>7</u>   |  |
| Other             | <u>11</u>  | (includes all persons who are not part of your regular ridership.) |
| Meal Delivery **  | <u>282</u> |  |

TOTAL 300

\*\* Meals On Wheels



# Blanchard Senior Center

Monthly Report for

November 2020

## TRANSPORTATION

### PASSENGERS

### TRIPS

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |            |                                  |
|------------------|------------|----------------------------------|
| Elderly          | <u>216</u> |                                  |
| Disabled         | <u>0</u>   |                                  |
| Non-Ambulatory   | <u>52</u>  | (Persons using the lift or ramp) |
| General Public * | <u>18</u>  |                                  |

TOTAL 286

Number Of Days in Service 18

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |            |  |
|-------------------|------------|--|
| Medical           | <u>0</u>   |  |
| Employment        | <u>0</u>   |  |
| Nutrition         | <u>0</u>   |  |
| Social/Recreation | <u>0</u>   |  |
| Education         | <u>0</u>   |  |
| Shopping/Personal | <u>9</u>   |  |
| Other             | <u>9</u>   | (includes all persons who are not part of your regular ridership.) |
| Meal Delivery **  | <u>216</u> |  |

TOTAL 234

\*\* Meals On Wheels

# Blanchard Senior Center

Monthly Report for

December 2020

## TRANSPORTATION

### PASSENGERS

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |            |                                  |
|------------------|------------|----------------------------------|
| Elderly          | <u>237</u> |                                  |
| Disabled         | <u>0</u>   |                                  |
| Non-Ambulatory   | <u>55</u>  | (Persons using the lift or ramp) |
| General Public * | <u>28</u>  |                                  |

TOTAL 320

Number Of Days in Service 21

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

### TRIPS

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |            |  |
|-------------------|------------|--|
| Medical           | <u>0</u>   |  |
| Employment        | <u>0</u>   |  |
| Nutrition         | <u>0</u>   |  |
| Social/Recreation | <u>0</u>   |  |
| Education         | <u>0</u>   |  |
| Shopping/Personal | <u>12</u>  |  |
| Other             | <u>110</u> | (Includes all persons who are not part of your regular ridership.) |
| Meal Delivery **  | <u>192</u> |  |

TOTAL 320

\*\* Meals On Wheels

**Blanchard Senior Center**  
 Monthly Report for

January 2021

**RECEIVED**

MAR 02 2021

BY: UR

TRANSPORTATION

**PASSENGERS**

**TRIPS**

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |            |                                  |
|------------------|------------|----------------------------------|
| Elderly          | <u>180</u> |                                  |
| Disabled         | <u>0</u>   |                                  |
| Non-Ambulatory   | <u>30</u>  | (Persons using the lift or ramp) |
| General Public * | <u>20</u>  |                                  |
| <b>TOTAL</b>     | <u>230</u> |                                  |

Number Of Days in Service 19

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |            |  |
|-------------------|------------|--|
| Medical           | <u>0</u>   |  |
| Employment        | <u>0</u>   |  |
| Nutrition         | <u>0</u>   |  |
| Social/Recreation | <u>0</u>   |  |
| Education         | <u>0</u>   |  |
| Shopping/Personal | <u>9</u>   |  |
| Other             | <u>11</u>  |  |
| Meal Delivery **  | <u>210</u> | (includes all persons who are not part of your regular ridership.) |

**TOTAL** 230

\*\* Meals On Wheels

RECEIVED

Blanchard Senior Center  
Monthly Report for

MAR 10 2021

BY: JK

Feb 2021

TRANSPORTATION

PASSENGERS

TRIPS

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |            |                                  |
|------------------|------------|----------------------------------|
| Elderly          | <u>130</u> |                                  |
| Disabled         | <u>0</u>   |                                  |
| Non-Ambulatory   | <u>20</u>  | (Persons using the lift or ramp) |
| General Public * | <u>18</u>  |                                  |
| TOTAL            | <u>168</u> |                                  |

Number Of Days in Service 13

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |            |  |
|-------------------|------------|--|
| Medical           | <u>0</u>   |  |
| Employment        | <u>0</u>   |  |
| Nutrition         | <u>0</u>   |  |
| Social/Recreation | <u>0</u>   |  |
| Education         | <u>0</u>   |  |
| Shopping/Personal | <u>8</u>   |  |
| Other             | <u>10</u>  | (Includes all persons who are not part of your regular ridership.) |
| Meal Delivery **  | <u>154</u> |  |

TOTAL 172

\*\* Meals On Wheels

# Blanchard Senior Center

Monthly Report for

March 2021

## TRANSPORTATION

### PASSENGERS

### TRIPS

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |            |                                  |
|------------------|------------|----------------------------------|
| Elderly          | 320        |                                  |
| Disabled         | 0          |                                  |
| Non-Ambulatory   | 74         | (Persons using the lift or ramp) |
| General Public * | 40         |                                  |
| <b>TOTAL</b>     | <b>414</b> |                                  |

Number Of Days in Service 23

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |     |  |
|-------------------|-----|--|
| Medical           | 1   |  |
| Employment        | 0   |  |
| Nutrition         | 0   |  |
| Social/Recreation | 0   |  |
| Education         | 0   |  |
| Shopping/Personal | 19  |  |
| Other             | 20  |  |
| Meal Delivery **  | 304 | (Includes all persons who are not part of your regular ridership.) |

**TOTAL** 614

\*\* Meals On Wheels

# Blanchard Senior Center

Monthly Report for

April 2021

## TRANSPORTATION

### PASSENGERS

### TRIPS

1. Total Number of Passengers using each Classification.

NOTE: Each passenger is counted only in one classification only.

|                  |     |                                  |
|------------------|-----|----------------------------------|
| Elderly          | 248 |                                  |
| Disabled         | —   |                                  |
| Non-Ambulatory   | 310 | (Persons using the lift or ramp) |
| General Public * | 29  |                                  |
| TOTAL            | 309 |                                  |

Number Of Days in Service 22

Please describe coordination activities during this month. Attach additional sheet if necessary.

\* All non-regular riders

2. Total Number of Passengers using each trip Category.

NOTE: Each time a passenger gets off the vehicle counts as one trip.

|                   |     |  |
|-------------------|-----|--|
| Medical           | 0   |  |
| Employment        | 0   |  |
| Nutrition         | 0   |  |
| Social/Recreation | 0   |  |
| Education         | 0   |  |
| Shopping/Personal | 12  |  |
| Other             | 13  | (Includes all persons who are not part of your regular ridership.) |
| Meal Delivery **  | 287 |  |

TOTAL 312

\*\* Meals On Wheels

# **BUSINESS AGENDA**

**B-15**



# Council Agenda

## Business Item No. B-15

---

**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** MAIN STREET PARKING ~ Complaints

---

### **BACKGROUND:**

Several businesses on Main Street have expressed concerns with members of the City Council regarding business employees parking on Main Street thus limiting accessible parking for customers.

The Blanchard Municipal Code at Section 18-703 entitled “Parking Time Limits May Be Established, Signs” in Chapter 18 addresses parking. The Code reads as follows:

*‘City personnel, subject to directions given by the council by motion or resolution, may establish parking time limits or prohibit parking on designated streets or parts of streets and have appropriate signs placed on the streets. When the signs are in place, it is unlawful for any person to park a vehicle in violation of the sign. No such time limits shall be effective unless a sign is erected and in place at the time of the alleged violation.’*

As previously stated, Oklahoma falls under the 10<sup>th</sup> Circuit out of Denver, courts typically look at other court decisions across the nation and cite those decisions. The US Court of Appeals for the Sixth Circuit opined on April 22, 2019, in the case of Taylor v City of Saginaw, et al, that the practice of marking tires with chalk, in order to monitor how long a vehicle is parked in a parking space for the purpose of enforcing parking restrictions, is an [unreasonable search in violation of the Fourth Amendment of the United States Constitution](#).

City Attorney (David Perryman) in response said courts in the 9<sup>th</sup> District are following the lead of the 6<sup>th</sup> District and finding that chalking tires is an invitation to be sued.



Therefore, it is recommended to send a letter to all business owners in the three (3) blocks along Main Street.

**FISCAL IMPACT:**

None.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of regulating parking on Main Street.

**EXHIBITS:**

BMC §18-703.

**§ 18-703   PARKING TIME LIMITS MAY BE ESTABLISHED, SIGNS.**

City personnel, subject to directions given by the council by motion or resolution, may establish parking time limits or prohibit parking on designated streets or parts of streets and have appropriate signs placed on the streets. When the signs are in place, it is unlawful for any person to park a vehicle in violation of the sign. No such time limits shall be effective unless a sign is erected and in place at the time of the alleged violation. [Ord. No. 2009-05, 4/28/09]

# **BUSINESS AGENDA**

**B-16**



# Council Agenda

## Business Item No. B-16

---

**DATE:** 25 May 2021

**TO:** City Council  
City of Blanchard

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** SURVEY ~ Schedule of Fees

---

**BACKGROUND:**

Attached is a Survey of seven (7) metro OKC cities (Harrah, Lexington, Newcastle, Noble, Purcell, Tecumseh and Tuttle) comparing their average of rates for fees and charges with Blanchard.

**FISCAL IMPACT:**

Impacts the budget.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION NEEDED:**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of, the schedule of fees for the City.

**EXHIBITS:**

Schedule of Fees Survey.



**Miscellaneous Building Related Permits**

|   | Blanchard   | Chickasha                        | Tuttle             | Newcastle            | Noble  | Purcell                        | Harrah                              | Moore       | Lexington | Tecumseh                        |
|---|-------------|----------------------------------|--------------------|----------------------|--|--------------------------------|-------------------------------------|-------------|-----------|---------------------------------|
| Certificate of Occupancy                    | \$ 50.00    | \$44.50 Res<br>\$88.00 Comm      | Business - \$35.00 | \$ 25.00             | \$ 10.00   | N/A                            | \$ 50.00                            | \$ 40.00    | N/A       | \$ 25.00                        |
| Driveway Permit                             | \$ 25.00    | \$ 55.00                         | \$ 100.00          | \$ 35.00             | \$ 25.00   | \$ 20.00                       | \$ 30.00                            | \$ 34.50    | N/A       | \$ 29.50                        |
| Fences Over 6' in Height                    | \$ 25.00    | \$ 33.00                         | N/A                | \$ 35.00             | \$ 35.00   | \$ 25.00                       | \$ 30.00                            | \$ 29.50    | N/A       | N/A                             |
| House Moving Permit                         | \$ 25.00    | \$ 302.50                        | N/A                | \$ 100.00            | \$ 50.00   | N/A                            | N/A                                 | N/A         | N/A       | N/A                             |
| House Numbering Violation                   | \$ 35.00    | N/A                              | N/A                | \$ 25.00             | N/A  | \$ 25.00                       | \$ 25.00                            | \$ 25.00    | N/A       | N/A                             |
| Oil, Gas, or Disposal Well                  | \$ 7,500.00 | \$ 5,500.00                      | \$ 15,000.00       | \$ 10,000.00         | \$ 7,500.00  | N/A                            | \$ 1,500.00                         | \$ 5,000.00 | N/A       | \$ 3,500.00                     |
| Pavement Cutting                            | \$ 25.00    | \$ 55.00                         | \$ 100.00          | \$ 35.00             | \$ 35.00   | \$ 100.00                      | \$ 300.00                           | \$ 34.50    | N/A       | \$ 25.00                        |
| Restoration Work (Cert. of Appropriateness) | \$ 10.00    | N/A                              | \$ 50.00           | N/A                  | N/A  | N/A                            | N/A                                 | N/A         | \$ 50.00  | N/A                             |
| Storm Shelters                              | \$ 25.00    | \$33.00 + state fee              | \$ 25.00           | \$ 35.00             | \$ 35.00   | \$ 25.00                       | No fee                              | \$ 34.50    | \$ 25.00  | N/A                             |
| Swimming Pools                              | \$ 25.00    | \$30.00 above, \$50.00 in-ground | \$ 50.00           | \$30.00 or \$0.07/SF | \$35 + \$2.00 per \$1,000 improvements after first \$1,000 | \$15.00 Above \$25.00 InGround | \$55.00 (in ground) \$30.00 (above) | \$0.10 SF   | N/A       | \$29.50 3-4 feet \$54.50 larger |
| Water Well Drilling                         | \$ 25.00    | N/A                              | \$ 100.00          | \$ 100.00            | \$ 25.00   | N/A                            | N/A                                 | N/A         | N/A       | N/A                             |

*\*All Building Permits are Subject to a \$4.50 State Uniform Fee for Each Permit*

**PLANNING AND DEVELOPMENT**

|                                     | Blanchard                                    | Chickasha | Tuttle                                       | Newcastle   | Noble  | Purcell      | Harrah                                       | Moore  | Lexington | Tecumseh  |
|-------------------------------------|--|-----------|--|---|--|--------------|--|--|-----------|-----------|
| Appeals to the Board of Adjustments | \$ 100.00                                    | \$ 330.00 | \$ 200.00                                    | \$ 100.00   | \$ 250.00                                    | \$ 400.00    | \$ 150.00                                    |  | \$ 200.00 | \$ 300.00 |
| Floodplain Variance                 | \$ 25.00                                     | N/A       | N/A  | \$ 25.00  | \$ 25.00                                     | N/A          | N/A  | N/A  | N/A       | N/A       |
| Floodplain Violation (Maximum)      | \$ 500.00                                    | \$ 500.00 | \$ 500.00                                    | \$ 500.00   | \$ 500.00                                    | \$ 500.00    | \$ 500.00                                    | \$ 500.00                                    | N/A       | \$ 500.00 |
| Lot Line Adjustment                 | \$ 10.00                                     | \$ 123.75 | \$ 100.00                                    |   | \$ 150.00                                    | \$ 250.00    | \$ 100.00                                    | \$ 125.00                                    | \$ 50.00  | \$ 300.00 |
| Lot Split                           | \$ 100.00                                    | \$ 123.75 | \$ 100.00                                    | \$ 50.00  | \$ 150.00                                    | \$ 250.00    | \$ 100.00                                    | \$125 per lot created                        | \$ 50.00  | \$ 300.00 |
| Permitted Use On Review             | \$ 100.00                                    | \$ 330.00 | \$ 200.00                                    | \$ 100.00   | \$ 250.00                                    | \$ 400.00    | \$ 75.00                                     |  | N/A       | \$ 300.00 |
| Platting                            |  |           |  |   |  |              |  |  |           |           |
| Preliminary Plat (flat fee)         | \$ 250.00                                    | \$ 409.25 | \$ 400.00                                    | \$ 500.00   | \$ 150.00                                    | \$ 200.00    | \$200-500 (based on acreage)                 | \$ 200.00                                    | N/A       | \$ 300.00 |
| Preliminary Plat (per lot)          | \$ 4.00                                      | N/A       | N/A  | \$ 5.00   | \$ 10.00                                     | N/A          | N/A  | N/A  | N/A       | N/A       |
| Final Plat (flat fee)               | \$ 250.00                                    | \$ 536.25 | \$ 800.00                                    | \$ 500.00   | \$ 350.00                                    | \$ 200.00    | \$ 75.00                                     | \$ 350.00                                    | N/A       | \$ 300.00 |
| Final Plat (per lot)                | N/A  | N/A       | N/A  | \$ 5.00   | \$ 50.00                                     | N/A          | N/A  | N/A  | N/A       | N/A       |
| Fee In Lieu of Park Space           | Market Value of 1% of Total Subdivision Area | N/A       | Market Value of 1% of Total Subdivision Area | Market Value of 1% of Total Subdivision Area                    | Market Value of 1% of Total Subdivision Area | N/A          | Market Value of 1% of Total Subdivision Area | Market Value of 1% of Total Subdivision Area | N/A       | N/A       |
| Rezoning                            | \$ 100.00                                    | \$ 330.00 | \$ 200.00                                    | \$100.00 - \$400.00 depending on size, proposed zoning category | \$ 250.00                                    | \$ 400.00    | \$ 150.00                                    | \$150-200 Residential \$250-450 Comm/Ind     | \$ 200.00 | \$ 300.00 |
| Public Notification Costs           | \$ 45.00                                     | N/A       | Actual Costs                                 | Actual Costs  | Actual Costs                                 | Actual Costs | Actual costs                                 | Actual Costs                                 | N/A       | \$ 60.00  |

**MAINTENANCE BONDS/ENGINEERING FEES**

**Maintenance Bonds**

|                                      | Blanchard | Chickasha    | Tuttle      | Newcastle | Noble              | Purcell | Harrah | Moore | Lexington | Tecumseh |
|--------------------------------------|-----------|--------------|-------------|-----------|--------------------|---------|--------|-------|-----------|----------|
| <b>Water/Sewer/Drainage Projects</b> |           |              |             |           |                    |         |        |       |           |          |
| 1st Year                             | 100%      | 50%          | 100%        | 100%      | 100%               | 100%    | 100%   | 10%   | N/A       | 10%      |
| 2nd Year                             | 50%       | 50%          | 50%         | N/A       | N/A                | N/A     | N/A    | 10%   | N/A       | N/A      |
| <b>Paving Projects</b>               |           |              |             |           |                    |         |        |       |           |          |
| 1st Year                             | 100%      | 50%          | 100%        | 100%      | 100%               | 100%    | 100%   | 10%   | N/A       | 10%      |
| 2nd Year                             | 50%       | 10%          | 50%         | N/A       | 10%                | N/A     | N/A    | 10%   | N/A       | N/A      |
| 3rd Year                             | 25%       | N/A          | 25%         | N/A       | 10% through year 5 | N/A     | N/A    | 10%   | N/A       | N/A      |
| <b>Engineering Fees</b>              |           |              |             |           |                    |         |        |       |           |          |
| Water/Sewer/Drainage/Paving Projects |           |              |             |           |                    |         |        |       |           |          |
| Up to 2,000                          | 3.50%     | 160% of Cost | Actual Cost | N/A       | N/A                | N/A     | 2.50%  | 4.00% | N/A       | N/A      |
| 2,001-5,000                          | 3.00%     | 160% of Cost | Actual Cost | N/A       | N/A                | N/A     | 2.50%  | 3.50% | N/A       | N/A      |

|               |       |              |             |     |     |     |       |       |     |     |
|---------------|-------|--------------|-------------|-----|-----|-----|-------|-------|-----|-----|
| 5,001-10,000  | 2.50% | 160% of Cost | Actual Cost | N/A | N/A | N/A | 2.50% | 3.00% | N/A | N/A |
| 10,001-25,000 | 2.00% | 160% of Cost | Actual Cost | N/A | N/A | N/A | 2.50% | 2.50% | N/A | N/A |
| 25,001-50,000 | 1.50% | 160% of Cost | Actual Cost | N/A | N/A | N/A | 2.50% | 2.00% | N/A | N/A |
| Over 50,000   | 1.00% | 160% of Cost | Actual Cost | N/A | N/A | N/A | 1.50% | 1.50% | N/A | N/A |

### CONTRACTOR LICENSES

|            | Blanchard | Chickasha | Tuttle | Newcastle | Noble           | Purcell | Harrah | Moore | Lexington | Tecumseh |
|------------|-----------|-----------|--------|-----------|-----------------|---------|--------|-------|-----------|----------|
| Contractor | \$ 50.00  | 330       | 100    | 200       | UNABLE TO REACH | 150     | 75     | 135   | 100       | 25       |
| Journeyman | \$ 10.00  | 66        | 0      | 0         | UNABLE TO REACH | 0       | 0      | 0     | 0         | 0        |
| Apprentice | \$ 5.00   | 24.75     | 0      | 0         | UNABLE TO REACH | 0       | 0      | 0     | 0         | 0        |

### MISC FEES

|                                   | Blanchard          | Chickasha       | Tuttle   | Newcastle                | Noble           | Purcell         | Harrah   | Moore   | Lexington       | Tecumseh        |
|-----------------------------------|--------------------|-----------------|--|--------------------------|-----------------|-----------------|--|---|-----------------|-----------------|
| Permit for Clothing Bins          | \$ 25.00           | \$ 11.00        | N/A  | N/A                      | UNABLE TO REACH | N/A             | N/A  | N/A   | N/A             | N/A             |
| Firework Stand Permits            | \$ 25.00           | N/A             | N/A  | \$50.00 + 150.00 DEPOSIT | UNABLE TO REACH | \$ 100.00       | 200.00 -1,000.00 DEPOSIT<br>400.00 - 1600.00 FEE                               | N/A   | N/A             | \$ 25.00        |
| Peddler and Itenerent Occupations |                    |                 |  |                          |                 |                 |  |   |                 |                 |
| Daily                             | \$ 30.00           | \$ 27.50        | 25.00 + \$1,000 BOND                                   |                          | UNABLE TO REACH |                 |  | 40.00 FOR 6 MONTHS  | \$ 500.00       | \$ 50.00        |
| 3-Day                             | \$ 75.00           |                 |  |                          | UNABLE TO REACH | \$ 35.00        |  |   |                 |                 |
| 7-Day                             | \$ 100.00          |                 |  |                          | UNABLE TO REACH |                 |  |   |                 |                 |
| 180-Day                           | \$ 250.00          |                 |  | 25.00 + BOND REQUIRED    | UNABLE TO REACH | \$ 500.00       | 50.00 A YEAR + 2,000 BOND SPECIAL PEDDLERS LICENSE                             | \$ 75.00  |                 |                 |
| Food Truck                        |                    |                 |  |                          |                 |                 |  |   |                 |                 |
| first time annual                 | \$ 125.00          | \$ 137.50       | \$ 35.00   | \$ 100.00                | UNABLE TO REACH | \$ 500.00       | N/A  | \$ 125.00   | \$ 250.00       | N/A             |
| year annual renewal               | \$ 25.00           |                 |  |                          | UNABLE TO REACH |                 |  | 30.00 FOR A MONTH   |                 |                 |
| single day                        | \$ 25.00           | \$ 27.50        |  | \$ 50.00                 | UNABLE TO REACH |                 |  | \$ 20.00  | \$ 20.00        |                 |
| Open Records                      | \$4.00 per 15 mins | \$0.25 PER PAGE | .25 PER PAGE<br>6.00 ON CD 7.50-<br>30.00 FOR RESEARCH | \$0.25 PER PAGE          | UNABLE TO REACH | \$0.25 PER PAGE | \$0.25 PER PAGE IF LONGER THEN ITS BASED ON HOUR RATE OF PERSON DOING RESEARCH | \$0.25 PER PAGE \$5.00 TO \$25.00 FOR RESEARCH DISC \$10.00 FLASH DRIVE \$25.00 | \$0.25 PER PAGE | \$0.25 PER PAGE |
| Photocopies                       | \$0.25 PER PAGE    | N/A             | N/A  | \$0.25 PER PAGE          | UNABLE TO REACH | N/A             | \$0.50 PER PAGE  | N/A   | \$0.25 PER PAGE | \$0.25 PER PAGE |
| Certified Copies                  | \$1.00 per page    | \$1.00 PER PAGE | 1.00 PER PAGE  | N/A                      | UNABLE TO REACH | N/A             | N/A  | N/A   | N/A             | N/A             |

### ANIMAL CONTROL

|                               | Blanchard       | Chickasha  | Tuttle   | Newcastle | Noble    | Purcell    | Harrah   | Moore    | Lexington | Tecumseh |
|-------------------------------|-----------------|------------|----------|-----------|----------|------------|----------|----------|-----------|----------|
| Adoption Fee Dogs             | \$ 65.00        | \$ 44.00   | \$ 40.00 | \$ 40.00  | \$ 25.00 | \$ 65.00   | N/A      | \$ 70.00 | VARIES    | N/A      |
| Adoption Fee Cats             | \$ 55.00        | \$ 44.00   | \$ 37.00 | \$ 40.00  | \$ 25.00 | \$ 60.00   | N/A      | \$ 70.00 | VARIES    | N/A      |
| Animal Trap Deposit           | \$ 50.00        | \$ 82.50   | N/A      | N/A       | N/A      | N/A        | N/A      | \$ 50.00 | N/A       | \$ 50.00 |
| Vet expense (boarding)        | \$20.00 per day | MAX 900.00 | VARIES   | VARIES    | VARIES   | NON PROFIT | N/A      | VARIES   | VARIES    | N/A      |
| Circus Animal Monthly License | \$ 20.00        | N/A        | N/A      | N/A       | N/A      | N/A        | N/A      | N/A      | N/A       | N/A      |
| Dog and Cat Redemption Fee    | \$ 20.00        | \$ 71.50   | \$ 20.00 | \$ 20.00  | \$ 15.00 | N/A        | \$ 25.00 | \$ 35.00 | \$ 35.00  | \$ 45.00 |

|  |           |              |               |              |              |              |              |              |                  |   |
|--|-----------|--------------|---------------|--------------|--------------|--------------|--------------|--------------|------------------|---|
| Dog and Cat 2nd Remption Fee                             | \$ 60.00  | \$ 71.50     | \$ 20.00      | \$ 20.00     | \$ 15.00     | N/A          | \$ 25.00     | \$ 35.00     | \$ 35.00         | \$ 45.00  |
| Dog and Cat 3rd Redemption Fee                           | \$ 120.00 | \$ 71.50     | \$ 20.00      | \$ 20.00     | \$ 15.00     | N/A          | \$ 25.00     | \$ 35.00     | \$ 35.00         | \$ 45.00  |
| Dog and Cat Daily Boarding Surcharge                     | \$ 7.50   | \$ 16.50     | \$ 10.00      | \$ 5.00      | \$ 5.00      | N/A          | N/A          | \$ 5.00      | \$ 25.00         | \$ 7.50   |
| Non Cat and Dog Redemption Fee                           | \$ 25.00  | \$ 71.50     | PAY 3RD PARTY | N/A          | N/A          | N/A          | N/A          | \$ 100.00    | 35+3RD PARTY FEE | N/A   |
| Non Cat and Dog Daily Boarding Surcharge                 | \$ 8.50   | \$ 16.50     | PAY 3RD PARTY | N/A          | N/A          | N/A          | N/A          | \$ 5.00      | 3RD PARTY FEE    | N/A   |
| Bordatella   | \$ 11.00  | N/A          | N/A           | N/A          | N/A          | N/A          | N/A          | N/A          | N/A              | \$ 25.00  |
| Flea/Tick  | \$ 11.00  | N/A          | N/A           | N/A          | N/A          | N/A          | N/A          | N/A          | N/A              | N/A   |
| Rabies   | \$ 11.00  | CITATION     | CITATION      | \$ 25.00     | \$ 15.00     | VETS FEE     | VETS FEE     | \$ 25.00     | VETS FEE         | \$ 25.00  |
| Sterilization Deposit                                    | \$ 10.00  | \$ 57.00     | \$ 60.00      | \$ 10.00     | \$ 50.00     | N/A          | N/A          | N/A          | N/A              | \$ 30.00  |
| Surrender Fee  | \$ 50.00  | \$ 55.00     | \$ 20.00      | \$ 20.00     | \$ 75.00     | N/A          | N/A          | \$ 20.00     | N/A              | \$ 30.00  |
| Poisonous Snake License                                  | \$ 100.00 | N/A          | N/A           | N/A          | N/A          | N/A          | N/A          | N/A          | N/A              | N/A   |
| Annual Renewal   | \$ 10.00  | N/A          | N/A           | N/A          | N/A          | N/A          | N/A          | N/A          | N/A              | N/A   |
| Kennel/Pet Shop License                                  | \$ 100.00 | \$ 66.00     | N/A           | 10/YR        | N/A          | N/A          | N/A          | N/A          | N/A              | DOG UNDER 50LBS = 25/YR<br>DOG OVER 50LBS = 50/YR |
| Responsibilities of owners/animal neglect/abandonment    | \$ 200.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| Vicious,dangerous unlawful; permit insurance confinement | \$ 750.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| Poisoning animals  | \$ 800.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| animal fighting  | \$ 800.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| inhumane treatment against any animal                    | \$ 800.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| vaccination requirements rabies control/bite             | \$ 750.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| nuisance,potentially dangerous and dangerous dogs        | \$ 750.00 | state statue | state statue  | state statue | state statue | state statue | state statue | state statue | state statue     | state statue                                      |
| Dogs at large 1st offense                                | \$ 25.00  | \$ 164.00    | \$ 50.00      | \$ 85.00     | \$ 165.00    | \$ 100.00    | \$ 119.00    | 80-120       | \$ 114.00        | \$ 300.00   |
| Dogs at large 2nd offense                                | \$ 50.00  | \$ 164.00    | \$ 100.00     | \$ 85.00     | \$ 165.00    | \$ 200.00    | \$ 220.00    | 80-300       | \$ 114.00        | \$ 300.00   |
| Dogs at large 3rd offense                                | \$ 150.00 | \$ 164.00    | \$ 100.00     | \$ 85.00     | \$ 165.00    | \$ 500.00    | \$ 600.00    | 80-500       | \$ 114.00        | \$ 300.00   |



# **BUSINESS AGENDA**

**B-17**



# Council Agenda

## Business Item No. B-17

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**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** BLANCHARD LITTLE LEAGUE ASSOCIATION ~ South Park

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**BACKGROUND:**

The Blanchard Little League Association would like to address the City Council regarding the complaint the City received pertaining to the lack of ADA accessibility issues and the response thereof.

**FISCAL IMPACT:**

Pending.

**LEGAL REVIEW:**

N/A     Required    Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of meeting and financing ADA improvements at South Park.

**EXHIBITS:**

BLLA Email.

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**Re: Blla**

1 message

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**Robert Floyd** <citymanager@cityofblanchard.us>  
To: Brant Spencer <spencerchiro@pldi.net>

Tue, May 18, 2021 at 6:02 PM

Got it. The meeting is at 6pm, Tuesday, May 25 at Council-Court Chamber, 300 N Main Street.

On Tue, May 18, 2021 at 6:00 PM Brant Spencer <spencerchiro@pldi.net> wrote:

The blla would like to request to be added to the agenda for the upcoming city council meeting to discuss the city potentially closing Southpark due to ADA complaints.

Sent from my iPhone

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**Robert L. Floyd**  
**City Manager**



# **BUSINESS AGENDA**

**B-18**



# Council Agenda

## Business Item No. B-18

**DATE:** 25 May 2021

**TO:** Blanchard City Council

**FROM:** *Robert L. Floyd*, City Manager

**ITEM:** EMERGENCY ~ 25<sup>th</sup> Street Washout

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### **BACKGROUND:**

The City experienced heavy rain storms on Wednesday, April 28<sup>th</sup> that heavily damaged the tin horns crossing 25<sup>th</sup> Street NW just east of North Main Street causing the road to wash out.

Public Works has reviewed several options and costs and recommends using SWH Construction for the repairs and we buy the materials since the City does not have the necessary equipment to replace and set tin horns and pave the road sufficiently. The cost for these emergency repairs is \$35,123.00.

The Blanchard City Code at BMC §1-401 pertaining to 'Purchasing and Sales Procedures' state in part "Every such contract or purchase exceeding ten thousand (\$10,000.00) shall require the prior approval of the city council, provided however; prior council approval shall not be required for contracts for, or purchases of, supplies, equipment, or contractual services, when purchased through state contracts or for emergency supplies, materials or contractual services which are necessary to maintain operations. Such purchases shall receive prior approval from the city manager."

This constitutes an emergency and as such, SWH Construction has been contracted for the labor and equipment and the City purchases the materials. The contractor will begin next week (week of May 24<sup>th</sup>) to make necessary repairs subject to favorable weather conditions.

### **FISCAL IMPACT:**

\$35,123.00 paid from the Street and Alley Fund.

**LEGAL REVIEW:**

N/A      Required     Completed Date: \_\_\_\_\_

**ACTION REQUESTED:**

Discussion, consideration and possible action, including, but not limited to, approval, denial, amendment, revision or conditional approval, in whole or in part of declaring an Emergency and ratifying the actions of the City Manager.

**EXHIBITS:**

Public Works Memo.  
BMC 1-401(1).



# City of Blanchard

122 N MAIN ST • PO BOX 480  
BLANCHARD, OK 73010



OFFICE: 405.485.9392  
FAX: 405.485.3199

## 25<sup>th</sup> Street Culvert Washout Blanchard, OK

On April 28<sup>th</sup>, 2021 the City of Blanchard received a significant amount of rainfall that resulted in N. Main Street and 25<sup>th</sup> Street to flood. The velocity and the amount of water flowing over the road and out of the retention pond located in Oasis Ranch undermined the integrity of the road causing sink holes and washouts near the concrete drainage pipes. Upon discovery of a sinkhole, the road was deemed impassible by the Public Works director and the road was shut down until repairs could be made. Upon inspection of the road and culvert by the City Engineer, it was recommended that the road should be repaired and sufficient drainage pipes be added.

The Streets Department began demolition of the site on 30 April and discovered that most of the concrete drainage pipes were broken or collapsed. The Public Works Department does not have the equipment to lift the concrete pipes out of the ditch, nor the equipment to properly compact a 4-6” bedding for the tinhorn to be placed.

SWH Construction, LLC was contacted and provided a bid to assist the city with the labor and asphalt. Table 1. Shows the total cost of the project to include price of materials provided by the City of Blanchard.

**Table 1. Total Project Cost**

| <b>25th Street Culvert Washout</b>           |                 |
|--|-----------------|
| <b>Item</b>                                  | <b>Cost</b>     |
| SWH Remove/Haul Concrete Pipe                | \$5,250         |
| SWH Site Work/Install                        | \$12,000        |
| SWH Mobilization                             | \$1,000         |
| SWH Site Work/Water Pump                     | \$1,500         |
| SWH Asphalt 4" Type A, 2"Type B              | \$8,554         |
| City 150T 1" Crusher Run                     | \$1,200         |
| 4x 30" Diameter, 32' Length, 14 Gage Tinhorn | \$5,619         |
| <b>Total Cost</b>                            | <b>\$35,123</b> |

**§ 1-401     PURCHASING AND SALES PROCEDURES.**

1. All purchases of supplies, materials, equipment, and contractual services for the offices, departments, and agencies of the city and its public trust authorities, shall be made by the city manager, or by other city personnel in accordance with purchasing procedures issued by the city manager. The city manager or other city personnel appointed by the city manager is authorized to contract for and purchase, or issue purchase authorization for, all supplies, materials and equipment for the offices, departments and agencies of the municipal government. Every such contract or purchase exceeding ten thousand dollars (\$10,000.00) shall require the prior approval of the city council, provided however; prior council approval shall not be required for contracts for, or purchases of, supplies, equipment, or contractual services, when purchased through state contracts or for emergency supplies, materials or contractual services which are necessary to maintain operations. Such purchases shall receive prior approval from the city manager.



# **CONSENT AGENDA**

# **CONSENT AGENDA**

**C-1**



# MINUTES

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A notice is hereby given of a regular meeting to be held at the Municipal Court House, 300 N. Main Street, Blanchard, Oklahoma, in accordance with the Oklahoma Open Meeting Act for the purpose of discussion, consideration and possible action on the following Agenda items.

**BLANCHARD CITY COUNCIL  
REGULAR MEETING  
TUESDAY, 27 APRIL 2021  
6:00 P.M.**

This Agenda was posted in prominent public view on the City's website at [www.cityofblanchard.us](http://www.cityofblanchard.us) on or before 5:00 p.m., Friday, the 19<sup>th</sup> day of March, 2021, in accordance with the Oklahoma Open Meeting Act.

*Diana Daniels*

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City Clerk

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**A. MEETING CONVENED**

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1. CALL TO ORDER by CITY ATTORNEY @ 6:02 p.m.
2. OATH OF OFFICE Administered by the City Attorney to:
  - a. Joe Davis, Councilman, Ward 1;
  - b. Chuck Kemper, Councilman, Ward 4; and
  - c. Eddie Odle, Councilman, At-Large
3. INVOCATION given by Jesse Crawford, Pastor, Restore Church.
4. PLEDGE OF ALLEGIANCE led by Joe Davis.
5. ROLL CALL:  
*Joe Davis, Councilman ~ Present*  
*Michael Scalf, Councilman ~ Present*  
*Albert Ryans, Councilman ~ Absent*  
*Chuck Kemper, Councilman ~ Present*  
*Eddie Odle, Councilman ~ Present*

**STAFF ATTENDANCE:**

*Diana Daniels, City Clerk*  
*David L. Perryman, City Attorney*  
*Robert Floyd, City Manager*

**MEDIA:**

- Tony Strickland, The Blanchard News*
6. DETERMINATION OF QUORUM: *4 ~ Present; 1 ~ Absent*
  7. NOMINATION AND APPOINTMENT OF:
    - a. Mayor to serve the next two (2) years; and

*NOMINATION BY Councilman Scalf and SECOND BY Councilman Joe Davis ... to appoint Eddie Odle Mayor. No other nominations*

**MOTION CARRIED:**

*4 AYES: Scalf, Davis, Kemper, Odle*  
*0 NAYS: None*  
*1 ABSENT: Ryans*

- b. Vice-Mayor to serve the next two (2) years.

*NOMINATION BY Councilman Davis and SECOND BY Councilman Kemper...to appoint Michael Scalf Vice-Mayor. No other nominations*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**1 ABSENT:** Ryans

8. PROCLAMATIONS/CITATIONS *issued by the Mayor and City Council:*  
a. International Firefighter Day - May 4, 2021.

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**A. BUSINESS AGENDA**

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THE FOLLOWING ITEM(S) ARE HEREBY DESIGNATED FOR INDIVIDUAL ACTION AS DEEMED APPROPRIATE:

1. PUBLIC HEARING.

Open, conduct and close Public Hearing to receive public comments on the Planning Commission's recommendation to deny a proposed Rezoning Application by:

Applicant: Carl D. Crowley & Gregory D. Crowley  
Location: Appx. 10 acres at the NE intersection of SW 7th St & Eisenhower Ave  
Zoning: S-1, Suburban District  
Proposed Use: A-1, Agricultural District  
Legal: SW/4 SE/4 SW/4 of Section 25 T8N R5W

*Email to withdraw received at 4:29 today. Deleted from the Agenda.*

2. ORDINANCE.

Discuss and vote on a motion to ADOPT an Ordinance approving the reclassification of property from the A-1, Agricultural District to the C-5, Automotive & Recreational District, as recommended by the Planning Commission; declaring a Repealer; providing for Severability; and declaring an Emergency.

*Withdrawn and deleted from the Agenda.*

3. EMERGENCY CLAUSE.

Discuss and vote on a motion to ADOPT an Emergency Clause for Ordinance No.(requires 4 out of 5 votes for passage).

*Withdrawn and deleted from the Agenda.*

4. RESOLUTION.

Discuss and vote on a motion approving Resolution No. 2021-08 authorizing certain officers of the City to sign checks, checking and savings accounts, MMDA accounts and other investments and transfers, as necessary; and authorizing certain officers of the City access to the safety deposit boxes.

*MOTION BY Councilman Davis and SECOND BY Councilman Kemper... to adopt Resolution No. 2021-08 authorizing Mayor and Vice Mayor to sign.*

**MOTION CARRIED:**

4 AYES:                *Scalf, Davis, Kemper, Odle*  
0 NAYS:                *None*  
1 ABSENT:            *Ryans*

5. RESOLUTION.

Discuss and vote on a motion approving Resolution No. 2021-09 authorizing street lite installations based upon the Street Light Investigations attached.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Kemper ... to adopt Resolution No. 2021-09.*

**MOTION CARRIED:**

4 AYES:                *Scalf, Davis, Kemper, Odle*  
0 NAYS:                *None*  
1 ABSENT:            *Ryans*

6. RESOLUTION.

Discuss and vote on a motion adopting Resolution No. 2021-10 of the City of Blanchard, Oklahoma, making appointments to the Blanchard Economic Trust Authority (BETA) for two members of the Blanchard City Council to serve on the Board of Trustees for a new 2-year term.

*MOTION BY Councilman Kemper and SECOND BY Councilman Davis ... to adopt Resolution No. 2021-10.*

**MOTION CARRIED:**

4 AYES:                *Scalf, Davis, Kemper, Odle*  
0 NAYS:                *None*  
1 ABSENT:            *Ryans*

7. RESOLUTION.

Discuss and vote on a motion adopting Resolution No. 2021-11 of the City of Blanchard, Oklahoma, creating an ad hoc committee and making appointments to the

Road Review Committee.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Davis ... to adopt Resolution No. 2021-11. Will vote on a board at the special meeting, May 11, 2021.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**1 ABSENT:** Ryans

**8. RESOLUTION.**

Discuss and vote on a motion adopting Resolution No. 2021-12 approving Memorandum of Understanding (MOU) with the Oklahoma Department of Wildlife Commission; and authorizing the City Manager to sign.

*MOTION BY Councilman Davis and SECOND BY Councilman Kemper ... to adopt Resolution No. 2021-012.*

**MOTION CARRIED:**

**5 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**0 ABSENT:** Ryans

**9. RESOLUTION.**

Discuss and vote on a motion adopting Resolution No. 2021-13 approving annual renewal of Agreement with Crawford and Associates to provide financial consulting services for one (1) year for Fiscal Year 2021-2022; and authorizing the Mayor to sign.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Kemper ... to adopt Resolution No. 2021-13.*

**MOTION CARRIED:**

**5 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**0 ABSENT:** Ryans

**10. RESOLUTION.**

Discuss and vote on a motion adopting Resolution No. 2021-14 approving the annual renewal of the Agreement with Pioneer Library System for library services, facilities and maintenance of Blanchard Public Library; and authorizing the Mayor to sign.

*MOTION BY Councilman Davis and SECOND BY Councilman Kemper ... to adopt Resolution No. 2021-014.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**1 ABSENT:** Ryans

**11. RESOLUTION.**

Discuss and vote on a motion adopting Resolution No. 2021-15 nominating and appointing 3-members from the City Council to the ACOG Intermodal Transportation Policy Committee serving a 2-year term as 1-Board Member and 2-Alternate Board Members.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Kemper ... to adopt Resolution No. 2021-15 appointing Councilman Kemper board member, Councilman Davis as alternative board member, and Mayor Odle as alternative board member.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**1 ABSENT:** Ryans

**12. RESOLUTION.**

Discuss and vote on a motion approving Resolution No. 2021-16 renaming a street to Lowry's Circle in honor of a local citizen.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Davis ... to adopt Resolution No. 2021-16.*

**MOTION CARRIED:**

**5 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**0 ABSENT:** Ryans

**13. CHANGE ORDER.**

Discuss and vote on a motion approving Change Order deducting \$110,402 for concrete paving and final site prep from the original contract with TCS and issuing a Purchase Order to turningPoint for exact same amount for concrete paving and final site prep.

*MOTION BY Councilman Davis and SECOND BY Vice Mayor Scalf ... to approve*



*Change Order as presented.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle

**0 NAYS:** None

**1 ABSENT:** Ryans

**14. SPECIAL EVENT PERMITS.**

Discuss and vote on a motion approving Special Event Permit for the Blanchard Chamber of Commerce having a “Beer Garden” during May Daze on May 14<sup>th</sup>, 15<sup>th</sup> and 16<sup>th</sup>, 2021; and the Parks Department for a City-wide Crawfish Boil either on Saturday, May 8<sup>th</sup> or 22<sup>nd</sup> in Lions Park.

*MOTION BY Councilman Davis and SECOND BY Councilman Kemper ... to approve special events permits.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle

**0 NAYS:** None

**1 ABSENT:** Ryans

**15. SPECIAL MEETINGS.**

Discuss and vote on a motion approving Joint Special Meetings of the City Council and Board of Trustees of the BMIA to conduct a work/study session(s) regarding the FYE2022 Budget.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Kemper ... to approve second and third Tuesday in May for special meetings.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle

**0 NAYS:** None

**1 ABSENT:** Ryans

**16. DEBT WRITE-OFF.**

Discuss and vote on a motion accepting the Municipal Judge’s recommendation to “write off” a total of \$2,134.00 in court fines, warrant fees and court costs assessed against two (2) defendants in municipal court due to their death.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Davis ... to approve debt write-off.*

**MOTION CARRIED:**

**4 AYES:** Scalf, Davis, Kemper, Odle

**0 NAYS:**                *None*  
**1 ABSENT:**            *Ryans*

**17. BLANCHARD 9-1-1 PSAP.**

Discuss pending transition of Blanchard 911 PSAP from Contract and Support of the McClain County 911 Trust Authority to the Contract and Support of the 911 Association of Central Oklahoma Governments (ACOG); and Take appropriate action on issues related to the termination of the relationship with the McClain County 911 Trust Authority and on issues related to facilitating the contractual transition to 911-ACOG. Matters subject to consideration and action include but may not be limited to the Amendment of the Contract between Blanchard and the McClain County 911 Trust Authority from an annually renewable Contract requiring notice of termination sixty (60) days' prior to the fiscal year to a month to month contract terminable on thirty (30) days' notice and to authorize the reassignment of 911 funds from the McClain County 911 Trust Authority to the 911 Association of Central Oklahoma Governments and the month to month payment of compensation to the McClain County 911 Trust Authority during the transitional period and ownership and disposition of current Blanchard PSAP equipment and discussion and determination of financial issues related to said equipment and other matters related to said proposed transition.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Davis ... to approve moving forward with the City Attorney's recommendations.*

**MOTION CARRIED:**

**4 AYES:**                *Scalf, Davis, Kemper, Odle*  
**0 NAYS:**                *None*  
**1 ABSENT:**            *Ryans*

**18. IMPOUNDMENT LOT.**

Mayor's request to discuss and vote on a motion approving the installation and operations of a municipal owned impoundment lot.

*Withdrawn by the Mayor and deleted from the Agenda.*

---

**C. CONSENT AGENDA**

The following item(s) are hereby designated for approval, acceptance or acknowledgment by one motion, SUBJECT to any conditions included therein. If any item(s) do not meet with the approval of all members, that item(s) will be heard in regular order:

1. **APPROVAL** of regular meeting minutes of 23 March 2021.
2. **ACKNOWLEDGE** payment of FYE2021 Claims/Expenditures in the total amount of \$977,321.87.
3. **ACKNOWLEDGE** payment of 2021 Payrolls in the total amount of \$131,484.16.

4. ACCEPTANCE of March 2021 Treasury Report.
5. ACKNOWLEDGE the Transfer of April 2021 Sales Tax as per Budget.

*MOTION BY Vice Mayor Scalf and SECOND BY Councilman Kemper .... to approve Consent Item 2-5 as is.*

**MOTION CARRIED:**

4 AYES: Scalf, Davis, Kemper, Odle  
0 NAYS: None  
1 ABSENT: Ryans

---

**D. CONSENT ITEM REMOVAL**

---

**Discussion, consideration and take appropriate action re: any item(s) removed from the Consent Docket.**

*Vice Mayor Scalf wanted Consent Item 1 to be reviewed and corrected for errors.*

---

**E. PUBLIC COMMENTS**

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**Comments from the general public [limited to 3-minutes per speaker] for a total of 15-minutes on City related NON-AGENDA items. Preference will be given to Blanchard citizens and NO FORMAL ACTION will be taken.**

*None.*

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**F. COUNCIL/STAFF COMMENTS**

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**This item is listed to provide an opportunity for the city council and/or city staff to make comments and/or request specific agenda items. NO ACTION will be taken.**

1. *Councilman Davis requested the City Manager to interview the volunteer firefighters due to complaints he has heard. He also would like for him to look at more full-time staffing.*
2. *Vice-Mayor Scalf asks about sign replacements at Highway 62 and Van Buren and Highway 62 and Jackson.*

*Recessed 7:22 p.m.  
Reconvene 7:43 p.m.*

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## **G. EXECUTIVE SESSION**

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This item is listed to provide an opportunity for the city council to discuss the following items in Executive Session. Any action taken by the City Council on the below matter(s) will be in Open Session at the conclusion of the Executive Session with a public vote thereon.

1. Motion to go into Executive Session to discuss ONLY the following item(s):
  - a. the expenditure of public funds for purposes of conferring on matters pertaining to economic development, including the transfer of property, financing, or the creation of a proposal to entice a business to remain or to locate within the Blanchard 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. §307(C)(10)].
  - b. confidential communications between a public body and its attorney concerning a pending investigation, claim, or action if the public body, with the advice of its attorney, determines that disclosure will seriously impair the ability of the public body to process the claim or conduct a pending investigation, litigation, or proceeding in the public interest [pursuant to Title 25 O.S. §307(B)(4)].

*MOTION BY Councilman Davis and SECOND BY Vice Mayor Scalf ... to go into Executive Session @ 7:43 p.m.*

**MOTION CARRIED:**

**5 AYES:** Scalf, Davis, Kemper, Odle  
**0 NAYS:** None  
**0 ABSENT:** Ryans

2. Reconvene in Open Session @ 8:08 pm.

*The only items discussed in Executive Session were those items G-1(a) and G-1(b) that appeared on the Agenda.*

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## **H. ADJOURNMENT**

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*Called @ 8:08 p.m.*

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**Mayor**

**ATTEST: (City Seal)**

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**City Clerk**

# **CONSENT AGENDA**

**C-2**

# MINUTES

THE CITY COUNCIL OF BLANCHARD, OKLAHOMA  
AND  
BOARD OF TRUSTEES OF THE BLANCHARD MUNICIPAL IMPROVEMENT AUTHORITY

JOINT SPECIAL MEETING  
6:00 P.M. on Tuesday, May 11, 2021  
Old City Hall, 114 W. Broadway, Blanchard, Oklahoma 73010

IN COMPLIANCE WITH THE STATUTES OF THE STATE OF OKLAHOMA, THE CITY COUNCIL OF THE CITY OF BLANCHARD AND THE BOARD OF TRUSTEES OF THE BLANCHARD MUNICIPAL IMPROVEMENT AUTHORITY, WILL HOLD A JOINT SPECIAL MEETING ON TUESDAY, MAY 11, 2021 AT 6:00 P.M., IN THE OLD CITY HALL LOCATED AT 114 W. BROADWAY, BLANCHARD, OKLAHOMA, AS CALLED BY THE MAYOR/CHAIRMAN AND CITY COUNCIL/BOARD OF TRUSTEES OF THE CITY OF BLANCHARD ON TUESDAY, APRIL 27<sup>th</sup>, 2021 AND THE AGENDA WAS POSTED IN COMPLIANCE WITH THE OKLAHOMA OPEN MEETING ACT ON MONDAY, MAY 10, 2021, ON OR BEFORE 5:00 P.M.

1. CALL TO ORDER OF SPECIAL JOINT MEETING @ 6:00 p.m.

2. ROLL CALL:

A. CITY COUNCIL/BMIA BOARD OF TRUSTEES:

Joe Davis, Councilman/Trustee ~ *Present*

Michael Scalf, Vice Mayor/Vice Chairman ~ *Present*

Albert Ryans, Councilman/Trustee ~ *Present*

Chuck Kemper, Councilman/Trustee ~ *Present*

Eddie Odle, Mayor/Chairman ~ *Present*

*Quorum: 5 ~ Present; 0 ~ Absent*

*STAFF PRESENT: Diana Daniels, City Clerk/Secretary  
Daniel Ofsthun, Finance Director  
Robert L. Floyd, City/Trust Manager*

3. DISCUSSION, CONSIDERATION AND POSSIBLE ACTION, INCLUDING BUT NOT LIMITED TO, APPROVAL, DENIAL, AMENDMENT, REVISION OR CONDITIONAL APPROVAL, IN WHOLE OR IN PART OF THE NOMINATION AND APPOINTMENT OF THE FOLLOWING MEMBERS TO THE AD HOC ROAD COMMITTEE:

|    | <u>Name</u>                             | <u>Ward</u> |
|----|---|-------------|
| a. | Johnny Roe, 1430 Bradford Place         | One         |
| b. | Robinson, E. Camp, 1955 Grants Pass Ave | Two         |
| c. | Earl Myers, 3029 Rolling Hills Drive    | Three       |
| d. | Gale Gendron, 823 Hunt Club Road        | Four        |
| e. | Richard Cervantez, 348 Appaloosa Dr     | At Large    |
| f. | Larry Patrick, 1420 Townsend Glen       | At Large    |

*MOTION BY Councilman/Trustee Davis and SECOND BY Councilman/Trustee Ryans ... to accept said nominations and appoint the members to the Roads Ad Hoc Committee.*

*City Clerk to call members tomorrow and set up first meeting.*

4. CONDUCT A BUDGET WORKSHOP AND PRESENTATION FOR FISCAL YEAR 2021-2022.

*City/Trust Manager made a PowerPoint Presentation to members and answered questions.*

5. DISCUSSION, CONSIDERATION AND POSSIBLE ACTION, INCLUDING, BUT NOT LIMITED TO REVISIONS OF THE CITY/BMIA FEE SCHEDULES; AMERICAN RESCUE PLAN OF 2021; OUTSTANDING REVENUE BOND AND/OR NOTE BALANCES AS OF 5/01/21; AND HANDICAPPED ASSESSIBILITY.

*A. City Manager to call and discuss with the Blanchard Little League if they are will to assist with the cost of handicapped accessibility incurred to make the complex compliant with ADA.*

6. ADJOURNMENT.

*Called @ 8:26 p.m.*



# **CONSENT AGENDA**

**C-3**

# MINUTES

THE CITY COUNCIL OF BLANCHARD, OKLAHOMA  
AND  
BOARD OF TRUSTEES OF THE BLANCHARD MUNICIPAL IMPROVEMENT AUTHORITY

JOINT SPECIAL MEETING  
6:00 P.M. on Tuesday, May 18, 2021  
Old City Hall, 114 W. Broadway, Blanchard, Oklahoma 73010

IN COMPLIANCE WITH THE STATUTES OF THE STATE OF OKLAHOMA, THE CITY COUNCIL OF THE CITY OF BLANCHARD AND THE BOARD OF TRUSTEES OF THE BLANCHARD MUNICIPAL IMPROVEMENT AUTHORITY, WILL HOLD A JOINT SPECIAL MEETING ON TUESDAY, MAY 18, 2021 AT 6:00 P.M., IN THE OLD CITY HALL LOCATED AT 114 W. BROADWAY, BLANCHARD, OKLAHOMA, AS CALLED BY THE MAYOR/CHAIRMAN AND CITY COUNCIL/BOARD OF TRUSTEES OF THE CITY OF BLANCHARD ON TUESDAY, APRIL 27<sup>th</sup>, 2021 AND THE AGENDA WAS POSTED IN COMPLIANCE WITH THE OKLAHOMA OPEN MEETING ACT ON MONDAY, MAY 17, 2021, ON OR BEFORE 5:00 P.M.

1. CALL TO ORDER OF SPECIAL JOINT MEETING @ 6:02 p.m.
2. ROLL CALL:
  - A. CITY COUNCIL/BMIA BOARD OF TRUSTEES:
    - Joe Davis, Councilman/Trustee ~ *Present*
    - Michael Scalf, Vice Mayor/Vice Chairman ~ *Present*
    - Albert Ryans, Councilman/Trustee ~ *Present*
    - Chuck Kemper, Councilman/Trustee ~ *Present*
    - Eddie Odle, Mayor/Chairman ~ *Present*

*QUORUM: 5 ~ Present; 0 ~ Absent*

*STAFF PRESENT: Diana Daniels, City Clerk/Secretary  
Daniel Ofsthun, Finance Director  
Robert L. Floyd, City/Trust Manager*

3. DISCUSSION, CONSIDERATION AND POSSIBLE ACTION IN CONDUCTING A BUDGET WORKSHOP FOR FISCAL YEAR 2021-2022, INCLUDING, BUT NOT LIMITED TO REVISIONS OF THE CITY/BMIA FEE SCHEDULES; AMERICAN RESCUE PLAN OF 2021; OUTSTANDING REVENUE BOND AND/OR NOTE BALANCES AS OF 5/01/21; AND HANDICAPPED ASSESSIBILITY.

*City Council reviewed the City/BMIA Schedule of Fees and made suggested changes; the American Rescue Plan of 2021 was discussed and using those funds when become available for the transition of the 911 PSAP from McClain County **911 Association to the ACOG 911 Association; the outstanding Revenue Bonds' and Notes' balances were discussed but no decision made of payoff, etc.;** the handicapped accessibility was further discussed regarding South Park Sports Complex.*

4. **ADJOURNMENT.**  
*Called @ 7:37 p.m.*

# **CONSENT AGENDA**

**C-4**

| VENDOR NAME                     | REFERENCE                      | AMOUNT   | VENDOR TOTAL | CHECK#   | CHECK DATE |
|---------------------------------|--------------------------------|----------|--------------|----------|------------|
| GENERAL                         |                                |          |              |          |            |
| ACE HARDWARE                    | MISC. SUPPLIES                 | 216.18   |              | 30528    | 5/06/21    |
| ACE HARDWARE                    | OPEN PO MISC SUPPLIES          | 38.37    |              | 30529    | 5/06/21    |
| ACE HARDWARE                    | (OPEN PO) MISC SUPPLIES        | 362.35   |              | 30530    | 5/06/21    |
| ACE HARDWARE                    | MISC. SUPPLIES                 | 6.99     | 623.89       | 30531    | 5/06/21    |
| AMERICAN ELECTRIC POWER         | ELECTRIC SERVICES              | 2,093.47 |              | 30490    | 4/27/21    |
| AMERICAN ELECTRIC POWER         | ELECTRIC SERVICES              | 55.27    | 2,148.74     | 30491    | 4/27/21    |
| AMERICAN FIDELITY ASSURANCE     | FLEX SPENDING                  |          | 994.14       | 30482    | 4/23/21    |
| AMERICAN FIDELITY ASSURANCE     | AFA LT DISABILI                |          | 919.32       | 30484    | 4/23/21    |
| AFLAC                           | AFLAC HEALTH                   |          | 39.00        | 30477    | 4/23/21    |
| ALL CLEAN SEPTIC SERVICE LLC    | SEPTIC FOR SOUTHPARK           |          | 275.00       | 30532    | 5/06/21    |
| AMAZON CAPITAL SERVICES         | MISC SUPPLIES                  |          | 330.06       | 30533    | 5/06/21    |
| AMERICAN ELECTRIC POWER         | ELECTRIC SERVICES (OPEN PO)    | 37.07    |              | 30501    | 4/28/21    |
| AMERICAN ELECTRIC POWER         | ELECTRIC SERVICES (OPEN PO)    | 1,151.13 | 1,188.20     | 30502    | 4/28/21    |
| AXON ENTERPRISE, INC.           | CARTRIDGES & BATTERIES FOR     |          | 974.40       | 30492    | 4/27/21    |
| BEN E. KEITH CO.                | CENA GRANT FOOD PURCHASES      |          | 1,710.11     | 30534    | 5/06/21    |
| BLANCHARD BUILDING CENTER       | MISC. SUPPLIES (OPEN PO)       | 64.84    |              | 30535    | 5/06/21    |
| BLANCHARD BUILDING CENTER       | MISC SUPPLIES (OPEN PO)        | 84.28    |              | 30542    | 5/07/21    |
| BLANCHARD BUILDING CENTER       | MISC. SUPPLIES (OPEN PO)       | 120.11   | 269.23       | 30543    | 5/07/21    |
| BLANCHARD NEWS PUBLISHING       | PUBLICATIONS & ADVERTISING     |          | 478.85       | 30536    | 5/06/21    |
| BOX TALENT                      | STAR BAND DEPOSIT PAYMENT      |          | 750.00       | 30503    | 4/28/21    |
| BUZZ CONSULTING COMPANY         | BACKUP SERVICES (OPEN PO)      |          | 120.00       | 30537    | 5/06/21    |
| CB&T CUST IRA                   | CB&T CUST IRA                  |          | 300.00       | 30527    | 5/07/21    |
| CINTAS                          | CUSTODIAL SERVICES @ CITY HALL | 48.34    |              | 10096902 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ CITY HALL | 48.34    |              | 10096903 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ CITY HALL | 48.34    |              | 10096904 | 4/21/21    |
| CINTAS                          | CUSTODIAL SERVICES @ CITY HALL | 48.34    |              | 10096905 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ CITY HALL | 48.34    |              | 10096906 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ LIBRARY   | 44.11    |              | 10096907 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ LIBRARY   | 44.11    |              | 10096908 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ LIBRARY   | 93.25    |              | 10096909 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ LIBRARY   | 44.11    |              | 10096910 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ LIBRARY   | 35.30    |              | 10096911 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ PD        | 16.87    |              | 10096912 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ PD        | 16.87    |              | 10096913 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ PD        | 16.87    |              | 10096914 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ PD        | 16.87    |              | 10096915 | 4/27/21    |
| CINTAS                          | CUSTODIAL SERVICES @ PD        | 16.87    | 586.93       | 10096916 | 4/27/21    |
| CITY OF BLANCHARD INS FUND      | HEALTH INSURANC                |          | 3,529.50     | 30486    | 4/23/21    |
| CIVICPLUS                       | ANNUAL FEE FOR WEBSITE         |          | 3,150.00     | 30538    | 5/06/21    |
| CRAWFORD & ASSOCIATES           | ACCOUNTING SERVICES (OPEN PO)  |          | 3,026.88     | 30504    | 4/28/21    |
| CRH DESIGN & BUILD              | REFUND INSPECTION DEPOSIT      |          | 100.00       | 30505    | 4/28/21    |
| DELTA PUBLIC TRANSIT            | MONTHLY SUPPORT                |          | 1,500.00     | 30539    | 5/06/21    |
| EAGLEVIEW PICTOMETRY INT        | INSTALLMENT PLAN OF CONTRACT   |          | 4,266.68     | 30540    | 5/06/21    |
| ELKHORN LANDSCAPING, LLC        | LANDSCAPING SERVICES (OPEN PO) |          | 240.00       | 30541    | 5/06/21    |
| F & S PIZZA LLC                 | REFUND INSPECTION DEPOSIT      |          | 100.00       | 30506    | 4/28/21    |
| FIREFIIGHTERS PENSION & RETIREM | FIRE PENSION                   | 772.73   |              | 30481    | 4/23/21    |
| FIREFIIGHTERS PENSION & RETIREM | FIRE PENSION                   | 620.34   | 1,393.07     | 30521    | 5/07/21    |
| FIRST NATIONAL BANK & TRUST CO  | LOAN PMT-870.74(CODE&PARKS TRK | 870.74   |              | 30544    | 5/07/21    |
| FIRST NATIONAL BANK & TRUST CO  | LOAN PMT-1313.87(3)POLICE CARS | 1,313.87 |              | 30545    | 5/07/21    |
| FIRST NATIONAL BANK & TRUST CO  | LOAN PMT-711.16 2019 F550      | 711.16   |              | 30546    | 5/07/21    |
| FIRST NATIONAL BANK & TRUST CO  | LOAN PMT-1257.47(2)POLICE CARS | 1,257.47 |              | 30547    | 5/07/21    |
| FIRST NATIONAL BANK & TRUST CO  | LOAN PMT-1248.76(2020F550&F250 | 1,248.76 | 5,402.00     | 30548    | 5/07/21    |
| FRANKLIN'S HEAT & AIR           | SNAKE SEWER LINE/BACKUP        |          | 800.00       | 30507    | 4/28/21    |

| VENDOR NAME                   | REFERENCE                      | AMOUNT    | VENDOR TOTAL | CHECK#   | CHECK DATE |
|-------------------------------|--------------------------------|-----------|--------------|----------|------------|
| FRATERNAL ORDER OF POLICE     | POLICE DUES                    |           | 400.00       | 30479    | 4/23/21    |
| FUELMAN                       | FUEL PURCHASES                 | 386.34    |              | 10096917 | 4/27/21    |
| FUELMAN                       | FUEL PURCHASES                 | 3,139.18  |              | 10096918 | 4/27/21    |
| FUELMAN                       | FUEL PURCHASES                 | 684.54    |              | 10096919 | 4/27/21    |
| FUELMAN                       | FUEL PURCHASES                 | 1,338.85  |              | 10096920 | 4/27/21    |
| FUELMAN                       | FUEL PURCHASES (OPEN PO)       | 210.16    | 5,759.07     | 10096921 | 4/27/21    |
| GLENN SULLIVAN & ASSOC, INC   | MISC. ENGINEERING SERVICES     | 464.00    |              | 30508    | 4/28/21    |
| GLENN SULLIVAN & ASSOC, INC   | ENGINEERING SERVICES           | 16,557.50 | 17,021.50    | 30509    | 4/28/21    |
| THE HARTFORD GROUP BENEFITS   | HARTFORD LIFE                  |           | 151.58       | 30522    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERCICE @ CH      | 65.00     |              | 30549    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERVICES @ OLD CH | 40.00     |              | 30550    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERVICES @LIBRARY | 65.00     |              | 30551    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERVICES @ SR.CTR | 65.00     |              | 30552    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERVICES @ A/C    | 65.00     |              | 30553    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERVICES @ CRT HS | 65.00     |              | 30554    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERVICES @ PD     | 65.00     |              | 30555    | 5/07/21    |
| HOBBS PEST CONTROL            | PEST CONTROL SERV. @ RANCH HS  | 65.00     | 495.00       | 30556    | 5/07/21    |
| HOME DEPOT CREDIT SERVICES    | 24FT EXTENTION LADDER          |           | 299.00       | 30557    | 5/07/21    |
| INTERNAL REVENUE SERVICE      | FED/FICA TAX                   | 12,377.49 |              | 10096899 | 4/23/21    |
| INTERNAL REVENUE SERVICE      | FED/FICA TAX                   | 12,275.51 | 24,653.00    | 10096943 | 5/07/21    |
| LOCKE SUPPLY                  | 30X FLORESCENT LIGHT BULBS     | 98.80     |              | 30558    | 5/07/21    |
| LOCKE SUPPLY                  | LITTLE LEAGUE 250' #2/3        | 388.82    | 487.62       | 30559    | 5/07/21    |
| LOGAN COUNTY ASPHALT          | 25 TON COLD MIX ASPHALT        | 2,633.40  |              | 30560    | 5/07/21    |
| LOGAN COUNTY ASPHALT          | 25 TON COLD MIX ASPHALT        | 2,689.50  | 5,322.90     | 30561    | 5/07/21    |
| LUTHER SIGN COMPANY           | 34X SPEED LIMIT SIGNS          | 1,317.84  |              | 30493    | 4/27/21    |
| LUTHER SIGN COMPANY           | 26X DIAMOND 30X30 SLOW ROUGH   | 2,177.24  | 3,495.08     | 30562    | 5/07/21    |
| MAID OK                       | CARPET & CHAIR CLEANING        | 475.00    |              | 30563    | 5/07/21    |
| MAID OK                       | CARPET CLEANING @ LIBRARY      | 1,200.00  | 1,675.00     | 30564    | 5/07/21    |
| MCCLAIN COUNTY DIST.#3        | 2020 ICE STORM COUNTY DOZER/   |           | 11,402.45    | 30576    | 5/13/21    |
| MCCLAIN COUNTY ELECTION BOARD | ELECTION EXPENSE               |           | 1,276.28     | 30510    | 4/28/21    |
| MEAGAN GRIFFIN                | WINDOW PAINTING FOR CHRISTMAS  |           | 400.00       | 30511    | 4/28/21    |
| MICHAEL P. DUBROW             | REPAIR @ CITY HALL             |           | 5,871.00     | 30494    | 4/27/21    |
| MIDSTATE TRAFFIC CONTROL INC  | REPAIR OF 10TH AND HWY 62      |           | 7,250.00     | 30495    | 4/27/21    |
| MTM Recognition Corporation   | PLAQUES FOR CITY COUNCIL       |           | 213.00       | 30565    | 5/07/21    |
| NATIONWIDE RETIREMENT         | RETIREMENT 401a                | 2,570.35  |              | 30478    | 4/23/21    |
| NATIONWIDE RETIREMENT         | RETIREMENT 401a                | 2,547.84  | 5,118.19     | 30519    | 5/07/21    |
| NEIL AND GAYLA FINLEY         | APPLICATION REFUND- DRIVEWAY   |           | 25.00        | 30566    | 5/07/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 377.41    |              | 10096922 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC SUPPLIES (OPEN PO)        | 89.99     |              | 10096923 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC SUPPLIES (OPEN PO)        | 176.87    |              | 10096924 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC SUPPLIES (OPEN PO)        | 47.42     |              | 10096925 | 4/27/21    |
| O'REILLY AUTO PARTS           | OPEN PO                        | 9.99      |              | 10096926 | 4/27/21    |
| O'REILLY AUTO PARTS           | OPEN PO                        | 61.30     |              | 10096927 | 4/27/21    |
| O'REILLY AUTO PARTS           | OPEN PO                        | 16.76     |              | 10096928 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 37.94     |              | 10096929 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 24.69     |              | 10096930 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 12.90     |              | 10096931 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 129.28    |              | 10096932 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 14.69     |              | 10096933 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 35.98     |              | 10096934 | 4/27/21    |
| O'REILLY AUTO PARTS           |                                | 6.57-     |              | 10096935 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 75.44     |              | 10096936 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC. PARTS & SUPPLIES         | 39.97     |              | 10096937 | 4/27/21    |
| O'REILLY AUTO PARTS           | MISC REPAIRS & MAINTENANCE     | 124.88    | 1,268.94     | 10096938 | 4/27/21    |

| VENDOR NAME                    | REFERENCE                      | AMOUNT   | VENDOR TOTAL | CHECK#   | CHECK DATE |
|--------------------------------|--------------------------------|----------|--------------|----------|------------|
| OCSR (1)                       | CHILD SUPPORT                  | 217.44   |              | 30487    | 4/23/21    |
| OCSR (1)                       | CHILD SUPPORT                  | 217.44   | 434.88       | 30523    | 5/07/21    |
| OCSR                           | CHILD SUPPORT                  | 143.03   |              | 30489    | 4/23/21    |
| OCSR                           | CHILD SUPPORT                  | 143.03   | 286.06       | 30525    | 5/07/21    |
| OFFICE DEPOT                   | FELLOWS THERMAL BINDING        |          | 383.43       | 30577    | 5/13/21    |
| OFFICE DEPOT, INC.             | OFFICE SUPPLIES (OPEN PO)      | 97.69    |              | 10096944 | 5/07/21    |
| OFFICE DEPOT, INC.             |                                | 54.99-   |              | 10096945 | 5/07/21    |
| OFFICE DEPOT, INC.             | OFFICE SUPPLIES (OPEN PO)      | 97.67    |              | 10096946 | 5/07/21    |
| OFFICE DEPOT, INC.             | CHAIR FOR CITY CLERK           | 279.99   |              | 10096947 | 5/07/21    |
| OFFICE DEPOT, INC.             | MISC. OFFICE SUPPLIES          | 114.06   |              | 10096948 | 5/07/21    |
| OFFICE DEPOT, INC.             | MISC. OFFICE SUPPLIES          | 39.07    |              | 10096949 | 5/07/21    |
| OFFICE DEPOT, INC.             | MISC. OFFICE SUPPLIES          | 16.49    |              | 10096950 | 5/07/21    |
| OFFICE DEPOT, INC.             | MISC. OFFICE SUPPLIES          | 16.69    |              | 10096951 | 5/07/21    |
| OFFICE DEPOT, INC.             | MISC. OFFICE SUPPLIES          | 55.36    |              | 10096952 | 5/07/21    |
| OFFICE DEPOT, INC.             | DESKTOP DOCUMENT SCANNER       | 399.99   |              | 10096953 | 5/07/21    |
| OFFICE DEPOT, INC.             | TRAINING TABLES (5)            | 699.95   | 1,761.97     | 10096954 | 5/07/21    |
| OKLAHOMA ELECTRIC COOPERATIVE  | ELECTRIC SERVICES (OPEN PO)    |          | 1,254.51     | 10096955 | 5/07/21    |
| OKLAHOMA FIREFIGHTERS PENSION  | PENSION FOR ISHRAEL WORDLAW &  |          | 120.00       | 30567    | 5/07/21    |
| OKLAHOMA NATURAL GAS           | ELECTRIC SERVICES (OPEN PO)    | 73.98    |              | 10096956 | 5/07/21    |
| OKLAHOMA NATURAL GAS           | GAS SERVICES (OPEN PO)         | 510.65   |              | 10096957 | 5/07/21    |
| OKLAHOMA NATURAL GAS           | GAS SERVICES (OPEN PO)         | 22.85    | 607.48       | 10096958 | 5/07/21    |
| OKLAHOMA POLICE PENSION        | POLICE PENSION                 | 2,952.81 |              | 30480    | 4/23/21    |
| OKLAHOMA POLICE PENSION        | POLICE PENSION                 | 2,952.82 | 5,905.63     | 30520    | 5/07/21    |
| OKLAHOMA TAX COMMISSION        | STATE TAX                      | 1,670.93 |              | 10096898 | 4/23/21    |
| OKLAHOMA TAX COMMISSION        | STATE TAX                      | 1,657.93 | 3,328.86     | 10096942 | 5/07/21    |
| OKLAHOMA STATE UNIVERSITY      | OMCCA 2021 ANNUAL CONFERENCE   |          | 100.00       | 30496    | 4/27/21    |
| P&K EQUIPMENT                  | PART# 2TCU9299                 |          | 65.68        | 30512    | 4/28/21    |
| NATIONWIDE RETIREMENT SOLUTION | 457 DEF COMP                   | 424.29   |              | 30476    | 4/23/21    |
| NATIONWIDE RETIREMENT SOLUTION | 457 DEF COMP                   | 424.29   | 848.58       | 30518    | 5/07/21    |
| PIONEER SECURITY SYSTEMS       | SECURITY SERVICES              | 21.76    |              | 30497    | 4/27/21    |
| PIONEER SECURITY SYSTEMS       | SECURITY SERVICES              | 69.90    | 91.66        | 10096960 | 5/07/21    |
| PIONEER TELEPHONE-COURT        | PHONE & INTERNET @ COURT HOUSE |          | 127.08       | 30498    | 4/27/21    |
| PIONEER TELEPHONE              | SIREN ALERT SYSTEM             | 77.28    |              | 30499    | 4/27/21    |
| PIONEER TELEPHONE              | SIREN ALERT SYSTEM             | 77.28    | 154.56       | 10096959 | 5/07/21    |
| PIONEER                        | MONTHLY PHONE SERVICE          |          | 302.23       | 30514    | 4/28/21    |
| PURE WATER PARTNERS            | MONTHLY WATER SERVICE          |          | 45.00        | 30515    | 4/28/21    |
| ROBERT L FLOYD                 | CAR ALLOWANCE                  |          | 400.00       | 30568    | 5/07/21    |
| SAM'S CLUB DIRECT              | OPEN PO                        | 75.87    |              | 10096900 | 4/27/21    |
| SAM'S CLUB DIRECT              | OPEN PO                        | 119.33   |              | 10096901 | 4/27/21    |
| SAM'S CLUB DIRECT              | OPEN PO                        | 399.92   |              | 10096941 | 4/27/21    |
| SAM'S CLUB DIRECT              | 65" SMART TV                   | 449.00   | 1,044.12     | 10096962 | 5/07/21    |
| SNEED HEAT AND AIR             | ANNUAL MAINTENANCE (2ND PART)  | 300.00   |              | 30569    | 5/07/21    |
| SNEED HEAT AND AIR             | ANNUAL MAINTENANCE (2ND PART)  | 75.00    |              | 30570    | 5/07/21    |
| SNEED HEAT AND AIR             | ANNUAL MAINTENANCE (2ND PART)  | 75.00    |              | 30571    | 5/07/21    |
| SNEED HEAT AND AIR             | ANNUAL MAINTENANCE (2ND PART)  | 75.00    |              | 30572    | 5/07/21    |
| SNEED HEAT AND AIR             | ANNUAL MAINTENANCE (2ND PART)  | 75.00    | 600.00       | 30573    | 5/07/21    |
| SOONER TROPHIES & AWARDS       | NAME PLATES                    |          | 20.00        | 30516    | 4/28/21    |
| SPECIAL-OPS UNIFORMS, INC.     | SPECIALOPSINC@YAHOO.COM        |          | 69.99        | 30574    | 5/07/21    |
| STANDLEY SYSTEMS               | XEROX MONTHLY LEASE B/W COLOR  | 725.69   |              | 10096939 | 4/27/21    |
| STANDLEY SYSTEMS               | XEROX MONTHLY LEASE B/W COLOR  | 698.69   | 1,424.38     | 10096963 | 5/07/21    |
| TEXAS LIFE                     | TEXAS LIFE                     |          | 133.00       | 30526    | 5/07/21    |
| TRANSUNION RISK & ALERNATIVE   | BACKGROUND & INVESTIGATING RPT |          | 75.00        | 30575    | 5/07/21    |
| US BANK EQUIPMENT FINANCE      | COPIER LEASE PMT.              |          | 513.81       | 10096940 | 4/27/21    |
| VERIZON WIRELESS               | CELL PHONE SERVICE (OPEN PO)   | 452.78   |              | 30500    | 4/27/21    |

**CLAIMS REPORT**  
Check Range: 4/16/2021- 5/15/2021

| VENDOR NAME      | REFERENCE                    | AMOUNT | VENDOR TOTAL        | CHECK#   | CHECK DATE |
|------------------|------------------------------|--------|---------------------|----------|------------|
| VERIZON WIRELESS | CELL PHONE SERVICE (OPEN PO) | 452.95 | 905.73              | 10096964 | 5/07/21    |
|                  | 105 GENERAL TOTAL            |        | -----<br>148,804.25 |          |            |



**CLAIMS REPORT**  
Check Range: 4/16/2021- 5/15/2021

| VENDOR NAME        | REFERENCE                     | AMOUNT | VENDOR TOTAL | CHECK# | CHECK DATE |
|--------------------|-------------------------------|--------|--------------|--------|------------|
| MUNICIPAL COURT    |                               |        |              |        |            |
| CLEET              | APRIL2021-CLEET FEES TO STATE |        | 892.80       | 2328   | 5/06/21    |
| JAMES A TRENT      | REFUND FOR TICKET #B28104     |        | 150.00       | 2327   | 4/27/21    |
| OSBI-AFIS FEES     | APRIL2021-AFIS FEESN TO STATE |        | 867.96       | 2329   | 5/06/21    |
| OSBI-FORENSIC FEES | 042021-FORENSIC FEES TO STATE |        | 831.25       | 2330   | 5/06/21    |
|                    |                               |        | -----        |        |            |
|                    | 305 MUNICIPAL COURT TOTAL     |        | 2,742.01     |        |            |

**CLAIMS REPORT**  
 Check Range: 4/16/2021- 5/15/2021

| VENDOR NAME               | REFERENCE                      | AMOUNT | VENDOR TOTAL | CHECK#   | CHECK DATE |
|---------------------------|--------------------------------|--------|--------------|----------|------------|
| CAPITAL IMPROVEMENT       |                                |        |              |          |            |
| GODDARD ENTERPRISES       | REPLACE BANK CHARGE STORM SIRE |        | 1,115.50     | 3145     | 4/28/21    |
| PIONEER TELEPHONE-PH/INT  | INSTALL VOIP PHONE CITY HALL   |        | 812.50       | 1141     | 4/27/21    |
| VERIZON CONNECT NWF, INC. | GPS TRACKING                   |        | 369.18       | 1142     | 4/28/21    |
| VERIZON WIRELESS          | MOBILE BROADBAND (POLICE CARS) | 481.24 |              | 21116001 | 4/26/21    |
| VERIZON WIRELESS          | MOBILE BROADBAND (POLICE CARS) | 512.59 | 993.83       | 21116002 | 5/07/21    |
|                           |                                |        | -----        |          |            |
|                           | 705 CAPITAL IMPROVEMENT TOTAL  |        | 3,291.01     |          |            |

**CLAIMS REPORT**  
Check Range: 4/16/2021- 5/15/2021

| VENDOR NAME                            | REFERENCE                   | AMOUNT | VENDOR TOTAL        | CHECK# | CHECK DATE |
|--|-----------------------------|--------|---------------------|--------|------------|
| VETERANS MEMORIAL<br>CITY OF BLANCHARD | MAY 1ST POKER RUN 1ST PRIZE |        | 700.00              | 1016   | 4/28/21    |
|  | 715 VETERANS MEMORIAL TOTAL |        | -----<br>700.00     |        |            |
|  | Accounts Payable Total      |        | =====<br>474,134.83 |        |            |

**CLAIMS REPORT**  
**CLAIMS FUND SUMMARY**

| FUND  | NAME                | AMOUNT     |
|-------|---------------------|------------|
| 105   | GENERAL             | 148,804.25 |
| 305   | MUNICIPAL COURT     | 2,742.01   |
| 705   | CAPITAL IMPROVEMENT | 3,291.01   |
| 715   | VETERANS MEMORIAL   | 700.00     |
| ----- |                     | -----      |
|       | TOTAL FUNDS         | 155,537.27 |

# **CONSENT AGENDA**

**C-5**

## City Salary and Fringe Benefits

Monthly Payroll - APR/MAY 2021

# of Payrolls: 3

|                                   | <b>Payroll 1<br/>4/23/2021</b> | <b>Payroll 2<br/>5/7/2021</b> | <b>Payroll 3<br/>5/21/2021</b> | <b>Total (month)</b> |
|-----------------------------------|--------------------------------|-------------------------------|--------------------------------|----------------------|
| General Admin(5)                  | 19,409.27                      | 19,385.45                     | 19,433.13                      | 58,227.85            |
| Emergency Mgmt (10)               | 6,423.41                       | 6,078.25                      | 6,548.53                       | 19,050.19            |
| Police(12)                        | 17,870.55                      | 18,044.57                     | 17,349.96                      | 53,265.08            |
| Street and Alley(13)              | 3,797.24                       | 3,875.17                      | 3,852.90                       | 11,525.31            |
| Fire(14)                          | 5,869.03                       | 5,206.48                      | 5,086.68                       | 16,162.19            |
| Nutrition (17)                    | 1,626.39                       | 1,626.38                      | 1,626.39                       | 4,879.16             |
| Parks(18)                         | 3,491.81                       | 3,357.36                      | 4,280.40                       | 11,129.57            |
| <b>Total City Salary</b>          | <b>58,487.70</b>               | <b>57,573.66</b>              | <b>58,177.99</b>               | <b>174,239.35</b>    |
|                                   |                                |                               |                                |                      |
| General Admin(5)                  | 2,394.06                       | 2,692.23                      | 2,396.49                       | 7,482.78             |
| Emergency Mgmt (10)               | 765.73                         | 722.07                        | 781.56                         | 2,269.36             |
| Police(12)                        | 3,264.82                       | 3,292.91                      | 3,239.79                       | 9,797.52             |
| Street and Alley(13)              | 445.46                         | 451.44                        | 449.72                         | 1,346.62             |
| Fire(14)                          | 836.22                         | 733.85                        | 715.33                         | 2,285.40             |
| Nutrition (17)                    | 203.26                         | 203.26                        | 203.26                         | 609.78               |
| Parks(18)                         | 377.64                         | 362.09                        | 453.43                         | 1,193.16             |
| <b>Total City Fringe Benefits</b> | <b>8,287.19</b>                | <b>8,457.85</b>               | <b>8,239.58</b>                | <b>24,984.62</b>     |
| <b>TOTAL SALARY AND FB</b>        | <b>66,774.89</b>               | <b>66,031.51</b>              | <b>66,417.57</b>               | <b>199,223.97</b>    |

# **CONSENT AGENDA**

**C-6**

**CITY OF BLANCHARD**  
**CITY MONTHLY TREASURY REPORT**  
**For the Month April 1, 2021 TO April 30, 2021**  
**These are unaudited numbers**

| CODE | DESCRIPTION                      | BEGINNING BANK BALANCE | DEPOSITS            | WITHDRAWALS           | INTEREST PAID   | SERVICE FEES   | ENDING BANK BALANCE   | Outstanding Checks | Deposits in Transit | Balance per General Ledger | Liability (Oil and Gas Roads) | Total         | Number of Checks Issued |
|------|----------------------------------|------------------------|---------------------|-----------------------|-----------------|----------------|-----------------------|--------------------|---------------------|----------------------------|-------------------------------|---------------|-------------------------|
| 1    | GENERAL FUND                     | \$1,002,625.63         | \$463,582.53        | \$1,067,806.10        | \$104.99        | \$48.00        | \$398,459.05          | \$ (55,467.15)     | \$ 25.00            | \$ 343,016.90              |                               | \$ 343,016.90 | 146                     |
|      | Street Alley                     | \$444,852.63           | \$5,072.49          | \$46,227.44           | \$0.00          | \$0.00         | \$403,697.68          |                    |                     | \$403,697.68               | \$ (185,698.00)               | \$ 217,999.68 |                         |
|      | Street Alley Reserve             | \$42,312.70            | \$0.00              | \$0.00                | \$0.00          | \$0.00         | \$42,312.70           |                    |                     | \$42,312.70                |                               | \$ 42,312.70  |                         |
|      | Use Tax Reserve                  | \$154,143.54           | \$0.00              | \$0.00                | \$0.00          | \$0.00         | \$154,143.54          |                    |                     | \$154,143.54               |                               | \$ 154,143.54 |                         |
|      | Nutrition                        | \$19,846.46            | \$1,653.00          | \$6,049.64            | \$0.00          | \$0.00         | \$15,449.82           |                    |                     | \$15,449.82                |                               | \$ 15,449.82  |                         |
|      | Emergency Management Reserve     | \$483,992.49           |                     | \$0.00                | \$39.78         | \$0.00         | \$484,032.27          |                    |                     | \$484,032.27               |                               | \$ 484,032.27 |                         |
|      | COURT BONDS DEPOSIT / GF         |                        |                     |                       |                 |                |                       |                    |                     |                            |                               |               |                         |
| 11   | MUNICIPAL COURT BOND             | \$4,434.57             | \$23,197.50         | \$3,759.85            | \$1.26          | \$0.00         | \$23,873.48           |                    | \$ 4,116.00         | \$ 27,989.48               |                               | \$ 27,989.48  | 4                       |
| 5    | GENERAL FUND (RESERVE) (FNB-NEW) | \$905,187.80           | \$0.00              | \$0.00                | \$148.80        | \$0.00         | \$905,336.60          |                    |                     | \$ 905,336.60              |                               | \$ 905,336.60 |                         |
| 7    | GENERAL FUND (RESERVE) (FNB-OLD) | \$50,089.26            | \$0.00              | \$0.00                | \$4.12          | \$0.00         | \$50,093.38           |                    |                     | \$ 50,093.38               |                               | \$ 50,093.38  |                         |
| 8    | GENERAL FUND (RESERVE) (Liberty) | \$94,920.27            | \$0.00              | \$0.00                | \$7.80          | \$0.00         | \$94,928.07           |                    |                     | \$ 94,928.07               |                               | \$ 94,928.07  |                         |
| 17   | TECHNOLOGY FUND                  | \$41,396.15            | \$3,362.90          | \$1,375.00            | \$4.69          | \$0.00         | \$43,388.74           | \$ (369.18)        |                     | \$ 43,019.56               |                               | \$ 43,019.56  | 2                       |
|      | Impoundment Fees Fund            | \$14,543.75            | \$693.10            | \$481.24              | \$0.00          | \$0.00         | \$14,755.61           |                    |                     | \$ 14,755.61               |                               | \$ 14,755.61  |                         |
| 14   | CAPITAL PROJECTS FUND            | \$1,904.45             | \$0.00              | \$0.00                | \$3.72          | \$0.00         | \$1,908.17            | -                  |                     | 1,908.17                   |                               | \$ 1,908.17   | 1                       |
|      | Siren Fund                       | \$33,136.48            | \$550.00            | \$0.00                | \$0.00          | \$0.00         | \$33,686.48           | (1,115.50)         |                     | 32,570.98                  |                               | \$ 32,570.98  |                         |
|      | Park Dedication Fee              | \$10,132.72            |                     | \$0.00                | \$0.00          | \$0.00         | \$10,132.72           |                    |                     | 10,132.72                  |                               | \$ 10,132.72  |                         |
| 25   | BLANCHARD INSURANCE FUND         | \$409,498.59           | \$50,361.02         | \$45,904.10           | \$33.79         | \$0.00         | \$413,989.30          |                    | -                   | \$ 413,989.30              |                               | \$ 413,989.30 | 1                       |
| 26   | Blanchard TIF Fund               | \$310,263.28           | \$9,846.75          | \$0.00                | \$26.31         | \$0.00         | \$320,136.34          |                    |                     | \$ 320,136.34              |                               | \$ 320,136.34 |                         |
|      | <b>CITY Subtotal:</b>            | <b>\$4,023,280.77</b>  | <b>\$558,319.29</b> | <b>\$1,171,603.37</b> | <b>\$375.26</b> | <b>\$48.00</b> | <b>\$3,410,323.95</b> |                    |                     |                            |                               |               |                         |



# **CONSENT AGENDA**

**C-7**

## CITY OF BLANCHARD

| Monthly Sales Tax            | BUDGET              | REC'D               | +/-               | BUDGET         |
|------------------------------|---------------------|---------------------|-------------------|----------------|
| Transfers                    | FYE 21              | FYE 21              | FYE 21            | PERCENT        |
| 01. July 2020                | 100,260.42          | 118,680.67          | 18,420.26         | 118.37%        |
| 02. August 2020              | 100,260.42          | 124,071.85          | 23,811.44         | 123.75%        |
| 03. September 2020           | 100,260.42          | 124,642.04          | 24,381.62         | 124.32%        |
| 04. October 2020             | 100,260.42          | 118,791.21          | 18,530.79         | 118.48%        |
| 05. November 2020            | 100,260.42          | 125,582.38          | 25,321.97         | 125.26%        |
| 06. December 2020            | 100,260.42          | 114,625.87          | 14,365.45         | 114.33%        |
| 07. January 2021             | 100,260.42          | 122,461.47          | 22,201.06         | 122.14%        |
| 08. February 2021            | 100,260.42          | 116,893.48          | 16,633.06         | 116.59%        |
| 09. March 2021               | 100,260.42          | 126,298.95          | 26,038.53         | 125.97%        |
| 10. April 2021               | 100,260.42          | 110,620.02          | 10,359.61         | 110.33%        |
| 11. May 2021                 | 100,260.42          | 160,311.62          | 60,051.20         | 159.90%        |
| 12. June 2021                | 100,260.42          | 0.00                | 0.00              | 0.00%          |
| <b>FISCAL YEAR TOTAL</b>     | <b>1,102,864.60</b> | <b>1,362,979.57</b> | <b>260,114.97</b> | <b>123.59%</b> |
| <b>MONTHLY AVERAGE TOTAL</b> | 100,260.42          | 123,907.23          | 23,646.82         | 123.59%        |
|                              | 11.00               | 11.00               | 11.00             | 11.00          |

### Summarization

## CITY OF BLANCHARD

| <b>Dedicated Sales Tax Fund</b> |                | <b>BUDGET</b>     | <b>REC'D</b>      | <b>BALANCE</b>    | <b>BUDGET</b>  |
|---------------------------------|----------------|-------------------|-------------------|-------------------|----------------|
| <b>Sales Tax (100% of 1c*)</b>  |                | <b>FYE 21</b>     | <b>FYE 21</b>     | <b>FYE 21</b>     | <b>PERCENT</b> |
| 01.                             | July 2020      | 57,291.67         | 67,817.53         | 10,525.86         | 118.37%        |
| 02.                             | August 2020    | 57,291.67         | 70,898.20         | 13,606.54         | 123.75%        |
| 03.                             | September 2020 | 57,291.67         | 71,224.02         | 13,932.36         | 124.32%        |
| 04.                             | October 2020   | 57,291.67         | 67,880.69         | 10,589.02         | 118.48%        |
| 05.                             | November 2020  | 57,291.67         | 71,761.36         | 14,469.70         | 125.26%        |
| 06.                             | December 2020  | 57,291.67         | 65,500.50         | 8,208.83          | 114.33%        |
| 07.                             | January 2021   | 57,291.67         | 69,977.99         | 12,686.32         | 122.14%        |
| 08.                             | February 2021  | 57,291.67         | 66,796.27         | 9,504.61          | 116.59%        |
| 09.                             | March 2021     | 57,291.67         | 72,170.83         | 14,879.16         | 125.97%        |
| 10.                             | April 2021     | 57,291.67         | 63,211.44         | 5,919.77          | 110.33%        |
| 11.                             | May 2021       | 57,291.67         | 91,606.64         | 34,314.97         | 159.90%        |
| 12.                             | June 2021      | 57,291.67         | 0.00              | 0.00              | 0.00%          |
| <b>FISCAL YEAR TOTAL</b>        |                | <b>630,208.34</b> | <b>778,845.47</b> | <b>148,637.13</b> | <b>123.59%</b> |
| <b>MONTHLY AVERAGE TOTAL</b>    |                | 57,291.67         | 70,804.13         | 13,512.47         | 11.24%         |
|                                 |                | 11.00             | 11.00             | 11.00             | 11.00          |

**Table 1**

## CITY OF BLANCHARD

| Street n Alley Fund<br>Sales Tax (75% of 1c) | BUDGET<br>FYE 21  | REC'D<br>FYE 21   | BALANCE<br>FYE 21 | BUDGET<br>PERCENT |
|--|-------------------|-------------------|-------------------|-------------------|
| 01. July 2020                                | 42,968.75         | 50,863.15         | 7,894.40          | 118.37%           |
| 02. August 2020                              | 42,968.75         | 53,173.65         | 10,204.90         | 123.75%           |
| 03. September 2020                           | 42,968.75         | 53,418.02         | 10,449.27         | 124.32%           |
| 04. October 2020                             | 42,968.75         | 50,910.52         | 7,941.77          | 118.48%           |
| 05. November 2020                            | 42,968.75         | 53,821.02         | 10,852.27         | 125.26%           |
| 06. December 2020                            | 42,968.75         | 49,125.37         | 6,156.62          | 114.33%           |
| 07. January 2021                             | 42,968.75         | 52,483.49         | 9,514.74          | 122.14%           |
| 08. February 2021                            | 42,968.75         | 50,097.20         | 7,128.45          | 116.59%           |
| 09. March 2021                               | 42,968.75         | 54,128.12         | 11,159.37         | 125.97%           |
| 10. April 2021                               | 42,968.75         | 47,408.58         | 4,439.83          | 110.33%           |
| 11. May 2021                                 | 42,968.75         | 68,704.98         | 0.00              | 159.90%           |
| 12. June 2021                                | 42,968.75         | 0.00              | 0.00              | 0.00%             |
| <b>FISCAL YEAR TOTAL</b>                     | <b>472,656.26</b> | <b>584,134.10</b> | <b>85,741.62</b>  | <b>123.59%</b>    |
| <b>MONTHLY AVERAGE TOTAL</b>                 | 42,968.75         | 53,103.10         | 7,794.69          | 11.24%            |
|  | 11.00             | 11.00             | 11.00             | 11.00             |

**Table 2**

# **CONSENT ITEM REMOVAL**

# **PUBLIC COMMENTS**

# **COUNCIL – STAFF COMMENTS**

# **EXECUTIVE SESSION**



# **FURTHER INFORMATION**

# **FURTHER INFO**

**H-1**

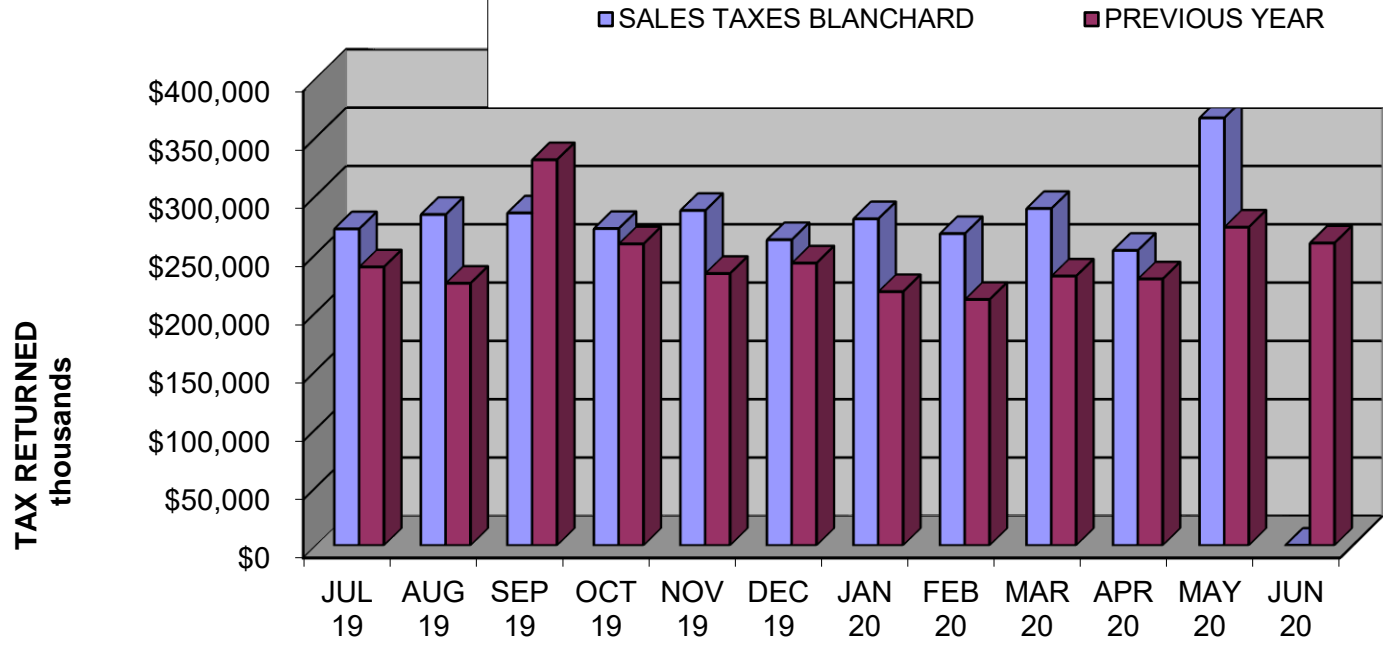
# BLANCHARD

## RECORD OF SALES TAXES RETURNED TO ENTITY Raw data from Oklahoma Tax Commission reports

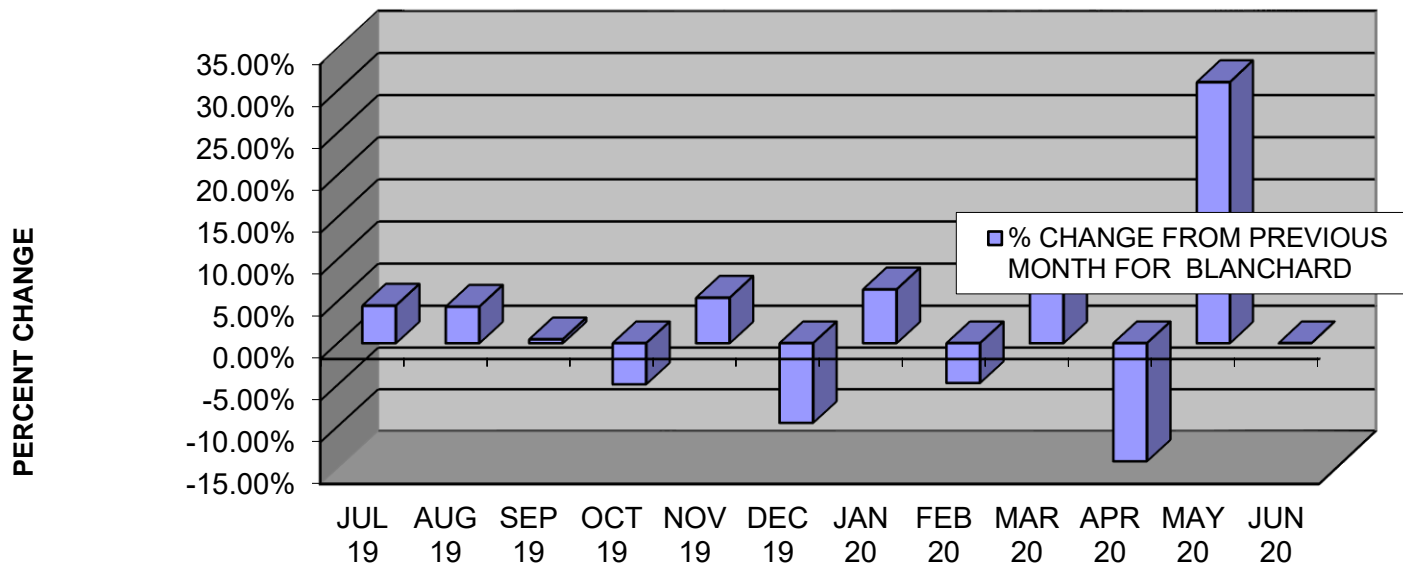
| MONTH           | AMOUNT                | % CHANGE FROM |           | SAME MO. CHANGE FROM  |               |
|-----------------|-----------------------|---------------|-----------|-----------------------|---------------|
|                 |                       | RATE          | PREV. MO. | PREV. YR.             | PREV. YR.     |
| JUL 19          | \$271,270.01          | 4.0000        | 4.47%     | \$238,593.35          | 13.70%        |
| AUG 19          | \$283,592.81          | 4.0000        | 4.35%     | \$224,605.68          | 26.26%        |
| SEP 19          | \$284,896.09          | 4.0000        | 0.46%     | \$330,518.23          | -13.80%       |
| OCT 19          | \$271,522.76          | 4.0000        | -4.93%    | \$258,405.27          | 5.08%         |
| NOV 19          | \$287,045.45          | 4.0000        | 5.41%     | \$233,016.24          | 23.19%        |
| DEC 19          | \$262,001.98          | 4.0000        | -9.56%    | \$241,952.56          | 8.29%         |
| JAN 20          | \$279,911.94          | 4.0000        | 6.40%     | \$217,431.55          | 28.74%        |
| FEB 20          | \$267,185.09          | 4.0000        | -4.76%    | \$210,705.41          | 26.81%        |
| MAR 20          | \$288,683.32          | 4.0000        | 7.45%     | \$230,780.72          | 25.09%        |
| APR 20          | \$252,845.77          | 4.0000        | -14.17%   | \$228,306.16          | 10.75%        |
| MAY 20          | \$366,426.56          | 4.0000        | 31.00%    | \$272,726.20          | 34.36%        |
| JUN 20          | \$0.00                | 4.0000        |           | \$259,149.52          |               |
| <b>YTD TOT.</b> | <b>\$3,115,381.78</b> |               |           | <b>\$2,687,041.37</b> | <b>15.94%</b> |

| YEAR   | AMOUNT    | MO. @ CHANGE FROM |           |
|--------|-----------|-------------------|-----------|
|        |           | RATE              | PREV. YR. |
| FYE 20 | 2,946,191 | 4-Dec             | -8.22%    |
| FYE 19 | 3,210,203 | 12-4              | 17.58%    |
| FYE 18 | 2,730,209 | 12-4              | 12.47%    |
| FYE 17 | 2,427,525 | 12-4              | 13.25%    |
| FYE 16 | 2,143,534 | 12-4              | -0.91%    |
| FYE 15 | 2,163,145 | 12-4              | 3.21%     |
| FYE 14 | 2,095,965 | 12-4              | 10.85%    |
| FYE 13 | 1,890,858 | 12-4              | -5.58%    |
| FYE 12 | 2,002,629 | 12-4              | -21.34%   |
| FYE 11 | 2,545,885 | 12-4              | 6.89%     |
| FYE 10 | 2,381,831 | 12-4              | -0.85%    |
| FYE 09 | 2,402,284 | 12-4              | 3.91%     |
| FYE 08 | 2,311,797 | 12-4              | 5.54%     |
| FYE 07 | 2,190,525 | 11-4              | 10.49%    |
| FYE 06 | 1,982,473 | 5-3               | -4.48%    |
| FYE 05 | 2,075,502 | 12-4              | 7.02%     |
| FYE 04 | 1,939,271 | 12-4              | 17.79%    |
| FYE 03 | 1,646,323 | 12-4              | 0.26%     |
| FYE 02 | 1,642,131 | 12-4              | 6.17%     |
| FYE 01 | 1,546,679 | 12-4              | -16.64%   |
| FYE 00 | 1,855,347 | 11-5              | 23.11%    |
| FYE 99 | 1,507,021 | 5-5               | 12.03%    |
| FYE 98 | 1,345,224 | 12-4              | 2.56%     |
| FYE 97 | 1,311,588 | 12-4              | 3.35%     |
| FYE 96 | 1,269,019 | 12-4              | 31.32%    |
| FYE 95 | 966,365   | 1-4               | 4.98%     |
| FYE 94 | 920,506   | 12-3              | 6.40%     |
| FYE 93 | 865,175   | 12-3              | 4.18%     |
| FYE 92 | 830,461   | 12-3              | 2.23%     |
| FYE 91 | 812,383   | 12-3              |           |

### SALES TAX RETURNED



### PERCENT CHANGE IN SALES TAX REVENUE





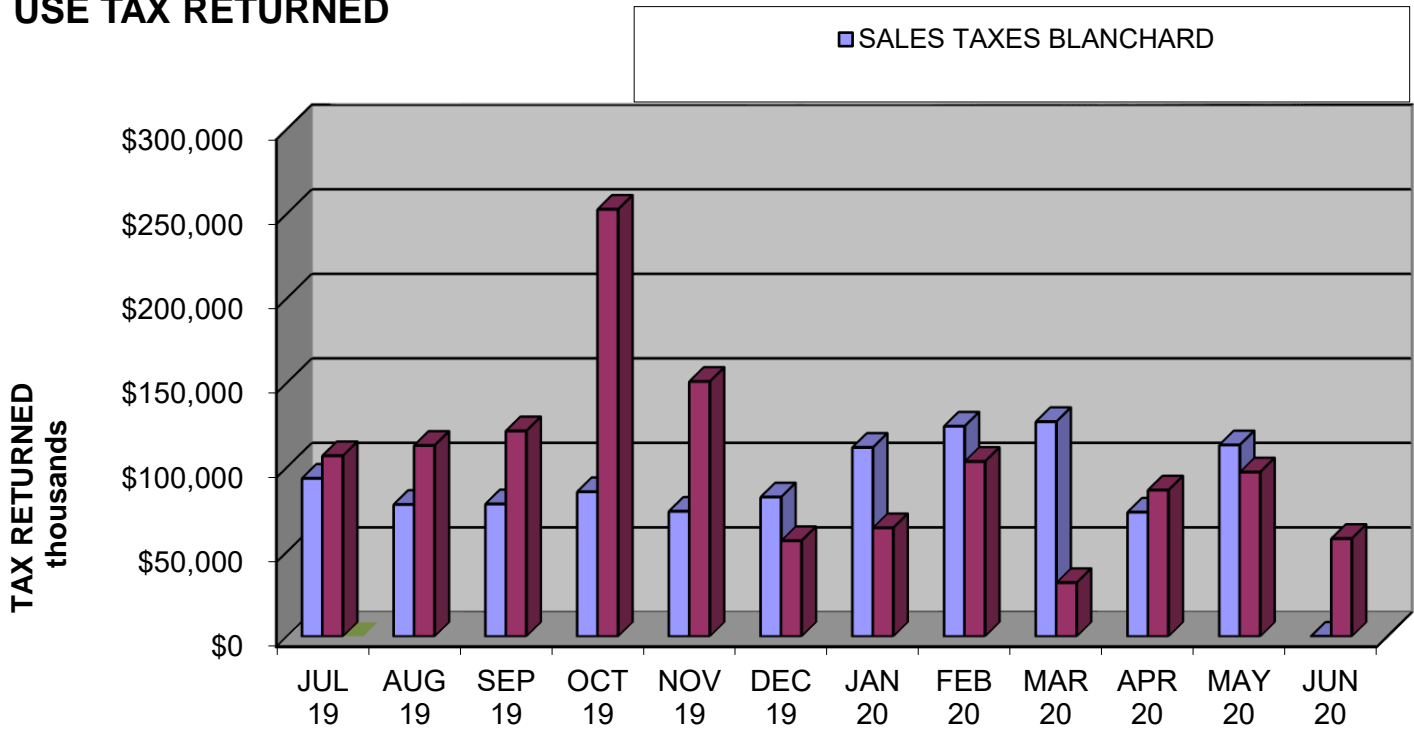
# BLANCHARD

## RECORD OF USE TAXES RETURNED TO ENTITY Raw data from Oklahoma Tax Commission reports

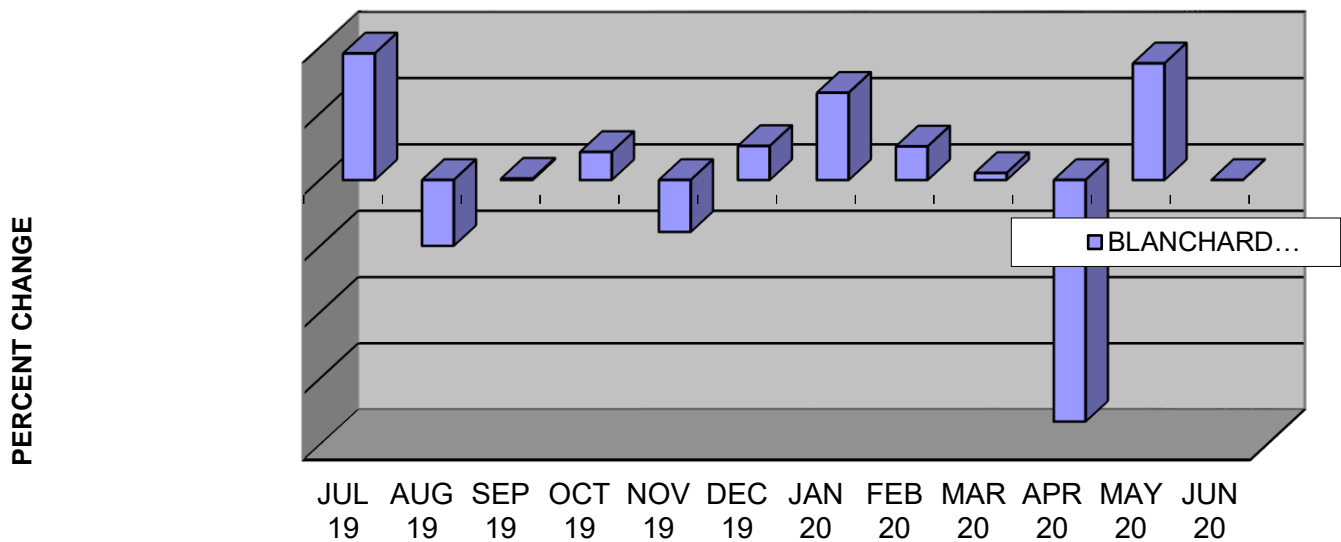
| MONTH           | AMOUNT                | % CHANGE FROM |           | SAME MO. CHANGE FROM  |                |
|-----------------|-----------------------|---------------|-----------|-----------------------|----------------|
|                 |                       | RATE          | PREV. MO. | PREV. YR.             | PREV. YR.      |
| JUL 19          | \$93,410.49           | 4.0000        | 38.14%    | \$106,769.53          | -12.51%        |
| AUG 19          | \$77,952.78           | 4.0000        | -19.83%   | \$112,883.70          | -30.94%        |
| SEP 19          | \$78,265.11           | 4.0000        | 0.40%     | \$121,458.85          | -35.56%        |
| OCT 19          | \$85,472.26           | 4.0000        | 8.43%     | \$252,544.84          | -66.16%        |
| NOV 19          | \$73,911.74           | 4.0000        | -15.64%   | \$150,710.74          | -50.96%        |
| DEC 19          | \$82,342.61           | 4.0000        | 10.24%    | \$56,520.34           | 45.69%         |
| JAN 20          | \$111,705.76          | 4.0000        | 26.29%    | \$64,144.18           | 74.15%         |
| FEB 20          | \$124,258.01          | 4.0000        | 10.10%    | \$103,380.43          | 20.19%         |
| MAR 20          | \$126,933.51          | 4.0000        | 2.11%     | \$31,733.69           | 300.00%        |
| APR 20          | \$73,408.57           | 4.0000        | -72.91%   | \$86,464.86           | -15.10%        |
| MAY 20          | \$113,166.90          | 4.0000        | 35.13%    | \$97,133.61           | 16.51%         |
| JUN 20          | \$0.00                | 4.0000        |           | \$57,785.07           |                |
| <b>YTD TOT.</b> | <b>\$1,040,827.74</b> |               |           | <b>\$1,183,744.77</b> | <b>-12.07%</b> |

| YEAR   | AMOUNT    | MO. @ % CHNGE FROM |           |
|--------|-----------|--------------------|-----------|
|        |           | RATE               | PREV. YR. |
| FYE 20 | 1,241,530 | 12-4               | 26.33%    |
| FYE 19 | 982,748   | 12-4               | 150.26%   |
| FYE 18 | 392,687   | 12-4               | 50.97%    |
| FYE 17 | 260,111   | 12-4               | 10.13%    |
| FYE 16 | 236,187   | 12-4               | 32.86%    |
| FYE 15 | 177,771   | 12-4               | 18.59%    |
| FYE 14 | 149,908   | 12-4               | 16.10%    |
| FYE 13 | 129,116   | 12-4               | 16.92%    |
| FYE 12 | 110,426   | 12-4               |           |
| FYE 11 | 0         | 12-4               |           |
| FYE 10 | 0         | 12-4               |           |

### USE TAX RETURNED



### PERCENT CHANGE IN USE TAX REVENUE



# **FURTHER INFO**

**H-2**



# BETA

2021

|             | Jan | 2/1 | March | 4/5 | May | 6/7 | July | 8/2 | Sep | 10/4 | Nov | 12/6 | 4-mos | Overall |
|-------------|-----|-----|-------|-----|-----|-----|------|-----|-----|------|-----|------|-------|---------|
| Erhardt, T  | 0   | P   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 100%  | 100%    |
| Heefner, J  | 0   | P   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 100%  | 100%    |
| Ray, G      | 0   | A   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 50%   | 50%     |
| Scalf, M    | 0   | P   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 100%  | 100%    |
| Odle, E     | 0   | P   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 100%  | 100%    |
| Green, K    | 0   | P   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 100%  | 100%    |
| Callahan, C | 0   | A   | 0     | P   | 0   |     | 0    |     | 0   |      | 0   |      | 50%   | 50%     |

P=Present, A=Absent, O=No Meeting, @=No Quorum, \*=Special Meeting, NA=Not Applicable

# BOA

2021

|           | 1/19 | 2/16 | 3/16 | 4/20 | 5/18 | 6/22 | 7/20 | 8/17 | 9/21 | 10/19 | 11/16 | 12/21 | 4-mos | Overall |
|-----------|------|------|------|------|------|------|------|------|------|-------|-------|-------|-------|---------|
| Elden, M  | P    | o    | o    | o    | o    |      |      |      |      |       |       |       | 100%  | 100%    |
| Stokes, D | A    | o    | o    | o    | o    |      |      |      |      |       |       |       | 100%  | 0%      |
| Whitt, B  | P    | o    | o    | o    | o    |      |      |      |      |       |       |       | 100%  | 100%    |
| Hanois, T | P    | o    | o    | o    | o    |      |      |      |      |       |       |       | 100%  | 100%    |
| Tyler, J  | P    | o    | o    | o    | o    |      |      |      |      |       |       |       | 100%  | 100%    |

P=Present, A=Absent, O=No Meeting, @=No Quorum, \*=Special Meeting, NA=Not Applicable

# BMIA

2021

|                | 1/26 | 2/23 | 3/23 | 4/27 | 5/25 | 6/22 | 7/27 | 8/24 | 9/28 | 10/26 | 11/9 | 12/14 | 4-mos | Overall |
|----------------|------|------|------|------|------|------|------|------|------|-------|------|-------|-------|---------|
| CLOUD, J       | P    | P    | P    | N/A  |      |      |      |      |      |       |      |       | 100%  | 100%    |
| DAVIS, J       | N/A  | N/A  | N/A  | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |
| SCALF, M       | P    | P    | P    | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |
| RYANS, A       | P    | P    | P    | A    |      |      |      |      |      |       |      |       | 75%   | 75%     |
| MISENHEIMER, S | P    | P    | P    | N/A  |      |      |      |      |      |       |      |       | 100%  | 100%    |
| KEMPER, C      | N/A  | N/A  | N/A  | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |
| ODLE, E        | P    | P    | P    | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |

P=Present, A=Absent, O=No Meeting, @=No Quorum, \*=Special Meeting, NA=Not Applicable

# CITY COUNCIL

2021

|                | 1/26 | 2/23 | 3/23 | 4/27 | 5/25 | 6/22 | 7/27 | 8/24 | 9/28 | 10/26 | 11/9 | 12/14 | 4-mos | Overall |
|----------------|------|------|------|------|------|------|------|------|------|-------|------|-------|-------|---------|
| Cloud, J       | P    | P    | P    | N/A  |      |      |      |      |      |       |      |       | 100%  | 100%    |
| Davis, J       | N/A  | N/A  | N/A  | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |
| Scalf, M       | P    | P    | P    | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |
| Ryans, A       | P    | P    | P    | A    |      |      |      |      |      |       |      |       | 75%   | 75%     |
| Misenheimer, S | P    | P    | P    | N/A  |      |      |      |      |      |       |      |       | 100%  | 100%    |
| Kemper, C      | N/A  | N/A  | N/A  | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |
| Odle, E        | P    | P    | P    | P    |      |      |      |      |      |       |      |       | 100%  | 100%    |

P=Present, A=Absent, O=No Meeting, @=No Quorum, \*=Special Meeting, NA=Not Applicable

# PLANNING COMMISSION

2021

|                    | 1/14 | 2/11 | 3/11 | 4/8 | 5/13 | 6/10 | 7/8 | 8/12 | 9/9 | 10/14 | 11/4 | 12/9 | 4-mos | Overall |
|--------------------|------|------|------|-----|------|------|-----|------|-----|-------|------|------|-------|---------|
| <b>Tompkins, J</b> | P    | P    | P    | P   | A    |      |     |      |     |       |      |      | 75%   | 80%     |
| <b>Franklin, L</b> | P    | A    | P    | P   | P    |      |     |      |     |       |      |      | 75%   | 80%     |
| <b>Smith, D</b>    | P    | A    | A    | P   | P    |      |     |      |     |       |      |      | 50%   | 60%     |
| <b>Gee, S</b>      | A    | A    | N/A  | N/A | N/A  | N/A  | N/A | N/A  | N/A | N/A   | N/A  | N/A  | 0%    | 0%      |
| <b>Short, C</b>    | N/A  | N/A  | P    | P   | P    |      |     |      |     |       |      |      | 100%  | 100%    |
| <b>Ward, A</b>     | P    | P    | A    | P   | P    |      |     |      |     |       |      |      | 75%   | 80%     |

P=Present, A=Absent, O=No Meeting, @=No Quorum, \*=Special Meeting, NA=Not Applicable

# **FURTHER INFO**

**H-3**

**ACO Monthly Report Sheet**    Month April

---

- Animals still in custody 0
- Animals picked up 8
- Animals adopted out 0
- Animals disposed of 0
- Animals returned to owner 7
- Animals transferred to rescue 1
- Citations issued 5
- Verbal warnings 6
- Written warnings 5
- Training hours 16

# Certificate of Completion

This certificate is awarded to:

*Crystal Cannon*

Successfully completed 16 Hours to the satisfaction of the certification standards of  
The Oklahoma Animal Control Association,

during the

Oklahoma Animal Control Officer Spring Seminar

April 29<sup>th</sup>, 2021, and April 30<sup>th</sup>, 2021



*John R. Fryrear*  
TOACA PRESIDENT

*Fred Reid*  
TOACA VICE PRESIDENT







# Blanchard Code Enforcement Compliance and Inspections Report

April                      2021

### *Inspections by Type:*

- **Footing**                      14
- **Framing**                     4
- **Roofing**                     1
- **Electrical**
  - Temp Pole    5
  - Rough In     3
  - Temp Final   2
  - Final         5
- **Plumbing**
  - Ground       16
  - Top Out      3
  - Final         5
  - Gas          1
- **Heat and Air**
  - Ground       0
  - Top Out      3
  - Final         5

**Total Inspections:**         67

### *Code Compliance Calls:*

- |                                |                                       |                            |
|--------------------------------|---------------------------------------|----------------------------|
| <u>5</u> High Grass/Weeds      | <u>2</u> Trash/Rubbish/Debris         | <u>  </u> Derelict Vehicle |
| <u>  </u> Animal Problem       | <u>  </u> Dilapidated Building        | <u>  </u> Home Business    |
| <u>  </u> Septic Tank Problems | <u>  </u> Junk Accumulation           | <u>1</u> Zoning Violation  |
| <u>  </u> Attractive Nuisance  | <u>  </u> RVs, Boats, Campers         | <u>1</u> Trees/Shrubs      |
| <u>  </u> Stormwater Issues    | <u>  </u> Drainage                    | <u>  </u> Illegal Signage  |
| <u>  </u> Illegal Parking      | <u>  </u> Construction Without Permit |                            |

Other: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Total Work Orders**         9

The following alert(s) have been found:

Please validate your login account email address below. We will periodically ask you to validate your current email address to assure you are able to receive email for this account in the future. If it is invalid, please update your email address and click Confirm Email.

codeinspector@cityofblanchard.us

Confirm Email

Receipt - Mail-In

Blanchard, City of

Please print two (2) copies of this receipt. One copy is for your records. The other copy should be sent in to OUBCC with your payment. Please send full payment amount and a copy of this receipt to:

Oklahoma Uniform Building Code Commission  
P.O. Box 268946  
Oklahoma City, OK 73126-3946

April 2021

Date Entered in System: 05/06/2021

|                          |                 |
|--------------------------|-----------------|
| Total permits issued:    | 90              |
| Total Fees:              | \$360.00        |
| Late Fee:                | \$0.00          |
| <b>Payment Due:</b>      | <b>\$360.00</b> |
| Payment Amount Received: | \$0.00          |
| Balance Due:             | \$0.00          |

Your total amount due for the April 2021 reporting period is \$360.00. Your report status will remain 'pending' until the total payment, including any late fees due, has been paid.

Note: If you have another report to submit, click "Main Menu" and then "Submit Report". You can print a copy of this report under "Historical Reports" on the Main Menu.

## The following alert(s) have been found:

Please validate your login account email address below. We will periodically ask you to validate your current email address to assure you are able to receive email for this account in the future. If it is invalid, please update your email address and click Confirm Email.

codeinspector@cityofblanchard.us

## Reporting Information

Jurisdiction Blanchard, City of

Report Year 2021

Report Month April

Report Comments

Date Entered in System: 05/06/2021

*Note: Monthly reports are required even if no fees were collected.*

*Note: You must submit reports in chronological order. The month/year shown above is the next reporting period that needs to be submitted.*

*Note: Please include all permits waived in your permit reporting information. Enter the total number of permits waived at the bottom of the page and those permits will be subtracted from your total amount due.*

| Permit Type  | Number of Permits | Fee per Permit | Total Permit Fee |
|--|-------------------|----------------|------------------|
| Residential Building Permits   | 22                | \$4.00         | \$88.00          |
| Residential Plumbing Permits   | 18                | \$4.00         | \$72.00          |
| Residential Mechanical Permits   | 19                | \$4.00         | \$76.00          |
| Residential Electrical Permits   | 20                | \$4.00         | \$80.00          |
| Commercial Building Permits  | 2                 | \$4.00         | \$8.00           |
| Commercial Plumbing Permits  | 2                 | \$4.00         | \$8.00           |
| Commercial Mechanical Permits  | 1                 | \$4.00         | \$4.00           |
| Commercial Electrical Permits  | 1                 | \$4.00         | \$4.00           |
| Fire Protection Permits  | 0                 | \$4.00         | \$0.00           |
| Swimming Pool Permits  | 2                 | \$4.00         | \$8.00           |
| Storm Shelter Permits (Residential & Commercial)   | 3                 | \$4.00         | \$12.00          |
| Other Building Related Permits<br>(Enter Other Permit Information.) If 1 or more 'Other Permits' please add a description. | 0                 | \$4.00         | \$0.00           |
| Sub Totals   | 90                |                | \$360.00         |
| Permits Waived By Jurisdiction   | 0                 |                | \$0.00           |
| **Late Fee   |                   |                | \$0.00           |
| <b>Total Payment Required</b>  | 90                |                | <b>\$360.00</b>  |

\*\* Pursuant to 59 O.S. § Section 1000.25, the Oklahoma Uniform Building Code Commission is required to assess and collect a late fee of one percent (1%) per month for past-due payments until paid. Beginning at 12:00 a.m. the morning of August 22, 2014, an amendment to 59 O.S. § Section 1000.25 becomes effective that eliminates the payment of any future late fees from that day forward. However, any late fees incurred for past-due payments up to and including 11:59 p.m. the night of August 21, 2014, that have not been paid remain due and payable to the State of Oklahoma until paid.

# GENERAL LEDGER HISTORY REPORT

FROM 4/2021 TO 4/2021

| CCOUNT NUMBER          | JOB/PO         | ACCOUNT TITLE                  | (FISCAL 10/2021 TO 10/2021) |          |                       | DEBITS    | CREDITS | NET CHANGE |
|------------------------|----------------|--------------------------------|-----------------------------|----------|-----------------------|-----------|---------|------------|
| JOURNAL DATE           | PERIOD ACCT NO | NAME                           | INVOICE NO                  | CHECK NO | REFERENCE             |           |         | ENDING BAL |
| 05-02-2195             |                | STATE PERMIT (NEW CONST) - GEN |                             |          |                       |           | 80.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-002                     | R-2021-002                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-007                     | R-2021-007                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-009                     | R-2021-009                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-010                     | R-2021-010                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-011                     | R-2021-011                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-012                     | R-2021-012                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-013                     | R-2021-013                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-017                     | R-2021-017                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8754                  | 4/02/21 10/21  | R-2021-020                     | R-2021-020                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8776                  | 4/07/21 10/21  | R-2021-021                     | R-2021-021                  | 3        | MASHBURN FAIRES       |           | 16.00   |            |
| P7220                  | 4/09/21 10/21  | 89559 OK UNIFORM BLD           | MARCH2021                   | 2        | PERMIT FEES-NEW       | 80.00     |         |            |
|                        |                | 298531                         |                             |          |                       |           |         |            |
| P7220                  | 4/09/21 10/21  | LIQUIDATION                    |                             |          |                       |           | 80.00-  |            |
|                        |                | 89559 OK UNIFORM BLD           | MARCH2021                   | 2        | 30447 PERMIT FEES-NEW |           |         |            |
|                        |                | 298531                         |                             |          |                       |           |         |            |
| M8809                  | 4/13/21 10/21  | R-2021-014                     | R-2021-014                  | 3        | TOM SAC               |           | 16.00   |            |
| M8846                  | 4/20/21 10/21  | R-2021-022                     | R-2021-022                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8846                  | 4/20/21 10/21  | R-2021-023                     | R-2021-023                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8846                  | 4/20/21 10/21  | R-2021-024                     | R-2021-024                  | 3        | IDEAL HOMES           |           | 16.00   |            |
| M8863                  | 4/23/21 10/21  | R-2021-025                     | R-2021-025                  | 3        | DP HOMES              |           | 16.00   |            |
| M8879                  | 4/27/21 10/21  | C-2021-005                     | C-2021-005                  | 1        | OWNER AS GEN CO       |           | 16.00   |            |
| M8890                  | 4/28/21 10/21  | C-2021-003                     | C-2021-003                  | 3        | BRYCE BINYON          |           | 8.00    |            |
| M8905                  | 4/30/21 10/21  | R-2021-026                     | R-2021-026                  | 3        | IDEAL HOMES           |           | 16.00   |            |
|                        |                |                                |                             |          | BUDGET                |           | .00     |            |
|                        |                |                                |                             |          | ENCUMBERED            | 1,436.00  |         |            |
|                        |                |                                |                             |          | AVAILABLE             | 1,716.00- |         |            |
|                        |                |                                |                             |          |                       | 80.00     | 280.00  | 280.00     |
| REPORT TOTALS          |                |                                |                             |          |                       | =====     |         |            |
| TOTAL DEBITS / CREDITS |                |                                |                             |          |                       | 80.00     | 280.00  |            |

\$360<sup>00</sup>

|            |           |           |         |                     |                  |              |                          |     |        |         |         |
|------------|-----------|-----------|---------|---------------------|------------------|--------------|--------------------------|-----|--------|---------|---------|
| R-2021-002 | 1/7/2021  | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 414 JENNIFER DR          | RES | 1712   | 106,000 | 2688.88 |
| R-2021-007 | 2/9/2021  | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 387 JENNIFER DR          | RES | 2227   | 135,000 | 2812.48 |
| R-2021-009 | 2/9/2021  | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 366 JENNIFER DR          | RES | 2070   | 120,000 | 2774.8  |
| R-2021-010 | 2/24/2021 | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 411 JENNIFER DR          | RES | 1950   | 111,000 | 2746    |
| R-2021-011 | 2/24/2021 | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 365 JENNIFER DR          | RES | 2437   | 136,000 | 2862.88 |
| R-2021-012 | 2/24/2021 | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 437 JENNIFER DR          | RES | 2450   | 147,000 | 2866    |
| R-2021-013 | 2/24/2021 | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 388 JENNIFER DR          | RES | 2212   | 117,000 | 2808.88 |
| R-2021-017 | 3/8/2021  | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-625-4462 | 344 JENNIFER DR          | RES | 2411   | 143,000 |         |
| R-2021-020 | 3/30/2021 | 4/2/2021  | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 345 JENNIFER DR          | RES | 1807   | 113,000 | 2711.68 |
| R-2021-021 | 3/30/2021 | 4/7/2021  | MCCLAIN | MASHBURN FAIRES     | MASHBURN FAIRES  | 405-793-8122 | 6672 N COUNTY LINE A RES | RES | 2585   | 264,800 | 264,800 |
| R-2021-014 | 3/3/2021  | 4/13/2021 | MCCLAIN | TOM SACCHIERI       | TOM SACCHIERI    | 408-2424     | 1840 N MAIN ST           | RES | 2363   | 150,000 | 2954.12 |
| R-2021-022 | 4/13/2021 | 4/20/2021 | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 320 JENNIFER DR          | RES | 2024   | 120,000 | 2872.76 |
| R-2021-023 | 4/13/2021 | 4/20/2021 | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 321 JENNIFER DR          | RES | 2521   | 143,000 | 2992.04 |
| R-2021-024 | 4/13/2021 | 4/20/2021 | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 270 JENNIFER DR          | RES | 2658   | 154,000 | 3024.92 |
| R-2021-025 | 4/19/2021 | 4/26/2021 | MCCLAIN | HILLTOP RANCH PR DP | GAMBLE HOMES     | 405-207-8306 | 665 MEGAN LANE           | RES | 2907   | 200,000 | 3084.66 |
| R-2021-005 | 4/27/2021 | 4/27/2021 | MCCLAIN | BLANCHARD PUBLIC    | CALM CONSTRUCTI  | 405-255-8202 | 1440 N COUNTY LINE F COM | RES | 18     |         |         |
| C-2021-003 | 4/26/2021 | 4/28/2021 | MCCLAIN | BLANCHARD BUILDI    | BLANCHARD BUILDI | 405-760-2706 | 826 VET MEM HWY          | RES | 11,160 |         | 1493.2  |
| R-2021-026 | 4/26/2021 | 4/30/2021 | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 296 JENNIFER DR          | RES | 2,740  | 158,000 | 3044.6  |
| R-2021-028 | 4/29/2021 | 4/30/2021 | MCCLAIN | IDEAL HOMES         | IDEAL HOMES      | 405-364-1152 | 368 RENEE DRIVE          | RES | 1903   | 121,000 | 2734.72 |

**GENERAL LEDGER HISTORY REPORT**  
 FROM 4/2021 TO 4/2021

| ACCOUNT NUMBER         | JOB/PO  | ACCOUNT TITLE | (FISCAL | 10/2021 TO 10/2021)            |             |          |                       |         | NET CHANGE |            |  |
|------------------------|---------|---------------|---------|--------------------------------|-------------|----------|-----------------------|---------|------------|------------|--|
| JOURNAL                | DATE    | PERIOD        | ACCT NO | NAME                           | INVOICE NO  | CHECK NO | REFERENCE             | DEBITS  | CREDITS    | ENDING BAL |  |
| 105-02-2157            |         |               |         | STATE PERMIT (GENERAL CONST) - |             |          |                       |         | 96.00      |            |  |
| RM8745                 | 4/01/21 | 10/21         |         | GC-2021-043                    | GC-2021-043 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8745                 | 4/01/21 | 10/21         |         | GC-2021-044                    | GC-2021-044 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8754                 | 4/02/21 | 10/21         |         | GC-2021-042                    | GC-2021-042 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 12.00      |            |  |
| RM8767                 | 4/06/21 | 10/21         |         | GC-2021-031                    | GC-2021-031 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | SHANNON CONSTRU       |         | 8.00       |            |  |
| RM8776                 | 4/07/21 | 10/21         |         | GC-2021-045                    | GC-2021-045 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| AP7220                 | 4/09/21 | 10/21         | 89559   | OK UNIFORM BLD MARCH2021       |             | 1        | 30447 PERMIT FEES-GEN | 96.00   |            |            |  |
|                        |         |               | 298531  |                                |             |          |                       |         |            |            |  |
| AP7220                 | 4/09/21 | 10/21         |         | LIQUIDATION                    |             |          |                       |         | 96.00-     |            |  |
|                        |         |               | 89559   | OK UNIFORM BLD MARCH2021       |             | 1        | 30447 PERMIT FEES-GEN |         |            |            |  |
|                        |         |               | 298531  |                                |             |          |                       |         |            |            |  |
| RM8817                 | 4/14/21 | 10/21         |         | GC-2021-046                    | GC-2021-046 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | RICHARD BUILDIN       |         | 4.00       |            |  |
| RM8817                 | 4/14/21 | 10/21         |         | GC-2021-047                    | GC-2021-047 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8828                 | 4/15/21 | 10/21         |         | GC-2021-048                    | GC-2021-048 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | STORM SAFE SHEL       |         | 4.00       |            |  |
| RM8841                 | 4/19/21 | 10/21         |         | GC-2021-051                    | GC-2021-051 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 2        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8846                 | 4/20/21 | 10/21         |         | GC-2021-049                    | GC-2021-049 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8850                 | 4/21/21 | 10/21         |         | GC-2021-053                    | GC-2021-053 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8850                 | 4/21/21 | 10/21         |         | GC-2021-050                    | GC-2021-050 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | AIR COMFORT SOL       |         | 4.00       |            |  |
| RM8879                 | 4/27/21 | 10/21         |         | GC-2021-056                    | GC-2021-056 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | OWNER AS GEN CO       |         | 4.00       |            |  |
| RM8897                 | 4/29/21 | 10/21         |         | GC-2021-057                    | GC-2021-057 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | TORNADO SAFE SH       |         | 4.00       |            |  |
| RM8905                 | 4/30/21 | 10/21         |         | GC-2021-055                    | GC-2021-055 |          |                       |         |            |            |  |
|                        |         |               |         |                                |             | 1        | THUNDER POOLS         |         | 12.00      |            |  |
|                        |         |               |         |                                |             |          | BUDGET                |         | .00        |            |  |
|                        |         |               |         |                                |             |          | ENCUMBERED            | 440.00  |            |            |  |
|                        |         |               |         |                                |             |          | AVAILABLE             | 520.50- |            |            |  |
|                        |         |               |         |                                |             |          |                       | 96.00   | 80.00      | 80.00      |  |
| REPORT TOTALS          |         |               |         |                                |             |          |                       | =====   |            |            |  |
| TOTAL DEBITS / CREDITS |         |               |         |                                |             |          |                       |         | 96.00      | 80.00      |  |

|             |           |           |                   |                           |                       |               |         |      |
|-------------|-----------|-----------|-------------------|---------------------------|-----------------------|---------------|---------|------|
| GC-2021-043 | 3/31/2021 | 4/1/2021  | DUSTIN MINTON     | DUSTIN MINTON             | 1827 OAKMONT DR       | OUTBUILDING   | MCCLAIN |      |
| GC-2021-044 | 3/31/2021 | 4/1/2021  | DUSTIN MINTON     | FLAT SAFE                 | 1827 OAKMONT DR       | STORM SHELTER | MCCLAIN |      |
| GC-2021-042 | 3/30/2021 | 4/2/2021  | DAVID STEPHENS    | GALAXY POOLS              | 2919 PEREGRINE        | POOLS         | MCCLAIN | 256  |
| GC-2021-031 | 3/11/2021 | 4/6/2021  | PAT WILSON        | SHANNON CONSTRUCTION      | 1819 NW 10TH ST       | OUTBUILDING   | MCCLAIN |      |
| GC-2021-045 | 4/5/2021  | 4/7/2021  | GARY WATSON       | RAMSEY STEEL CONSTRUCTION | 1847 OAKMONT DR       | OUTBUILDING   | MCCLAIN |      |
| GC-2021-046 | 4/8/2021  | 4/14/2021 | CHARLES LAWSON    | RICHARD METAL BUILDINGS   | 104 EISENHOUR AVE     | OUTBUILDING   | MCCLAIN | 1600 |
| GC-2021-047 | 4/12/2021 | 4/14/2021 | SHELLY BETTIS     | SELF                      | 3996 NW 25TH ST       | CARPORT       | MCCLAIN |      |
| GC-2021-048 | 4/13/2021 | 4/15/2021 | ARLENE HENDERSON  | STORM SAFE                | 979 FOX RUN LANE      | STORM SHELTER | MCCLAIN |      |
| GC-2021-051 | 4/16/2021 | 4/19/2021 | SHERYL CLARK      | HWY 76 SALES              | 637 PARK DR           | CARPORT       | MCCLAIN |      |
| GC-2021-049 | 4/13/2021 | 4/20/2021 | ERIK DEGAN        | JC CONSTRUCTION           | 1135 SILVERSTONE      | OUTBUILDING   | MCCLAIN |      |
| GC-2021-050 | 4/14/2021 | 4/21/2021 | DONNA MAZUR       | AIR COMFORT SOLUTIONS     | 554 PARTRIDGE LANE    | MEP           | MCCLAIN |      |
| GC-2021-053 | 4/20/2021 | 4/21/2021 | CITY OF BLANCHARD | EXTRA MILE ELETRIC        | MAIN ST               | ELECTRICAL    | MCCLAIN |      |
| GC-2021-056 | 4/26/2021 | 4/27/2021 | LEROY DAVIDSON    | MATT CONWAY               | 2946 MISTY LANE       | OUTBUILDING   | MCCLAIN |      |
| GC-2021-057 | 4/27/2021 | 4/29/2021 | RYAN KEELER       | TORNADO SAFE SHELTERS     | 3878 WINDING RIDGE DR | STORM SHELTER | MCCLAIN |      |
| GC-2021-055 | 4/21/2021 | 4/30/2021 | STACY WILLIS      | THUNDER POOLS             | 1101 S MORGAN RD      | POOL          | MCCLAIN |      |

OK





# Blanchard Fire Department

Blanchard, OK

This report was generated on 5/17/2021 10:27:53 AM



## Incident Type Count per Station for Date Range

Start Date: 04/01/2021 | End Date: 04/30/2021

| INCIDENT TYPE  | # INCIDENTS |
|--|-------------|
| <b>Station: 01 - BLANCHARD FIRE STATION</b>            |             |
| 112 - Fires in structure other than in a building      | 1           |
| 143 - Grass fire                                       | 6           |
| 311 - Medical assist, assist EMS crew                  | 75          |
| 322 - Motor vehicle accident with injuries             | 4           |
| 412 - Gas leak (natural gas or LPG)                    | 2           |
| 424 - Carbon monoxide incident                         | 2           |
| 445 - Arcing, shorted electrical equipment             | 1           |
| 511 - Lock-out   | 1           |
| 611 - Dispatched & cancelled en route                  | 3           |
| 622 - No incident found on arrival at dispatch address | 2           |
| 651 - Smoke scare, odor of smoke                       | 1           |
| 730 - System malfunction, other                        | 1           |
| 735 - Alarm system sounded due to malfunction          | 3           |
| 812 - Flood assessment                                 | 1           |
| 813 - Wind storm, tornado/hurricane assessment         | 1           |

**# Incidents for 01 - Blanchard Fire Station:**

**104**

Only REVIEWED incidents included.





# **Director of Parks / Recreation**

## **Report for Council**

**Month May 2021**

**Director of Parks & Recreation**

Prepared by Chris Wittenbach

### **Special Projects**

- Working on City website and Facebook with ongoing community info.
- Updates to the LED Sign
- Provided Community Service Hours
- Manage Parks Crew Started Mowing this month
- Continued various duties as directed by City Manager.
- Conducted 125 walk through inspections at city parks.
- Organize and controls of rental facilities. (on hold)

### **Special Events**

May Daze was a great turnout we awarded \$500 (donation) to a 15 yr old from Tuttle for Blanchard Idol

Citywide Crawfish Broil has been postponed due to weather

ATV Poker Run was a success

Memorial Poker run went off perfectly

Summer Concerts start in June

Started Planning Independence Celebration

Scheduled events for 2021 (List to be provided if needed)



**Blanchard Police Department**  
 P.O. Box 480 Blanchard, OK 73010  
 (405) 485-9391

**ODIS Summary Report From 04/01/2021 - 04/30/2021**

**Booking Summary Report**

| Booking Record                 |                    |                        |                    |                   |                    |
|--------------------------------|--------------------|------------------------|--------------------|-------------------|--------------------|
| <b>Inmate Booked</b>           | <b>8</b>           | <b>Inmate Released</b> | <b>8</b>           |                   |                    |
| Male                           | 6                  | Male                   | 6                  |                   |                    |
| Female                         | 2                  | Female                 | 2                  |                   |                    |
| Unknown                        | 0                  | Unknown                | 0                  |                   |                    |
| <b>Federal Inmate Booked</b>   | <b>0</b>           |                        |                    |                   |                    |
| <b>Federal Inmate Released</b> | <b>0</b>           |                        |                    |                   |                    |
| Booking Officer                |                    | Arresting Officer      |                    | Releasing Officer |                    |
| Total                          | Officer Name       | Total                  | Officer Name       | Total             | Officer Name       |
| 3                              | NABORS, KIMBERLY   | 1                      | GRIFFITH, DREW     | 2                 | NABORS, KIMBERLY   |
| 3                              | SIMS, FAITH        | 1                      | NABORS, KIMBERLY   | 4                 | SIMS, FAITH        |
| 2                              | THRASH, TABITHA    | 1                      | SELF, JENNIFER     | 1                 | STINSON, MARIA     |
| 8                              | <b>GRAND TOTAL</b> | 1                      | STINSON, CHASE     | 1                 | THRASH, TABITHA    |
|                                |                    | 4                      | WALLIS, STEVE      | 8                 | <b>GRAND TOTAL</b> |
|                                |                    | 8                      | <b>GRAND TOTAL</b> |                   |                    |

**Incident Summary Report**

| Incident Record              |   |
|------------------------------|---|
| <b>Incident Report Filed</b> | <b>41</b>                               |
| Sensitive Report             | 0                                       |
| Classified Report            | 0                                       |
| Report Approved              | 0                                       |
| Offense Summary              |   |
| Total                        | Offense (IBR)                           |
| 3                            | Assault - Aggravated                    |
| 3                            | Assault - Simple                        |
| 1                            | Disorderly Conduct                      |
| 1                            | Driving Under the Influence             |
| 2                            | Drug/Narcotics - Violations - Marijuana |
| 1                            | Drunkenness                             |
| 1                            | Embezzlement                            |
| 2                            | Fraud - Impersonation                   |
| 1                            | Larceny/Theft - All Other               |
| 9                            | Other Offenses                          |
| 1                            | Public Peace - Animal Other             |
| 1                            | Public Peace - Found Property           |
| 1                            | Sex - Forcible Fondling                 |
| 3                            | Threats/Intimidation                    |
| 12                           | Traffic - Impounds                      |
| 4                            | Traffic - Other                         |
| 1                            | Trespassing of Real Property            |

- 1 Vandalism/Destruction/Damage of Property
- 2 Warrants - For other Agency
- 6 Warrants - Local
- 56 GRAND TOTAL

**Originating Officer Report**

Total Originating Officer

- 1 BEILOUNY, JOSEPH
- 2 EATON, SEAN
- 3 GRIFFITH, DREW
- 2 MAGERUS, KALEM
- 9 MCCLINTOCK, TAWNY
- 3 OGDEN, BEAU
- 4 SELF, JENNIFER
- 3 STINSON, CHASE
- 14 WALLIS, STEVE
- 41 GRAND TOTAL

Total Report Filed 44  
 Total Reports Assigned to Detective 6  
 Total Reports Un-Assigned 38

| Report Assigned To | Total | Open | Closed | Closed By                        | Total |
|--------------------|-------|------|--------|----------------------------------|-------|
| RHODES, STEPHEN    | 6     | 5    | 1      | Closed By<br>Cleared - Unfounded | 1     |
| GRAND TOTAL        | 6     | 5    | 1      |                                  |       |

Total Report Filed 44  
 Total Open Cases 13  
 Total Closed Cases 31

| Cleared By                            | Total |
|---------------------------------------|-------|
| Charges Filed                         | 1     |
| Cleared - By Arrest                   | 10    |
| Cleared - By Exceptional              | 3     |
| Cleared - Referred                    | 1     |
| Cleared - Unfounded                   | 4     |
| Deactivated by Supervisor Upon Review | 12    |
| GRAND TOTAL                           | 31    |

## Citation Summary Report

**Citation Record**

Citation Filed (Exclude Warning) 0  
 Citation Warning Filed 0

**Officer Violation Report** (Include Warning Citation)  
 No records found.

**Citation Payment Method Summary**

Total Cash \$0.00  
 Total Checks \$0.00  
 Total Credit Cards \$0.00  
 Total Money Orders \$0.00  
 Total Other \$0.00

Grand Total \$0.00

### Warrant Summary Report

#### Warrant Record

|                  |     |
|------------------|-----|
| Warrant Issued   | 8   |
| Warrant Served   | 139 |
| Warrant Recalled | 4   |

#### Warrant Issued

| Total | Warrant Type                    | Bond Amount |
|-------|---------------------------------|-------------|
| 1     | Non Traffic - Filed by Citation | \$80.00     |
| 7     | Traffic - Filed By Citation     | \$530.00    |
| 8     | GRAND TOTAL                     | \$610.00    |

#### Warrant Served

| Total | Warrant Type                    | Bond Amount | Served By   |
|-------|---------------------------------|-------------|-------------|
| 1     | Traffic - Filed By Citation     | \$0.00      | COURT CLERK |
| 4     | Non Traffic - Filed by Citation | \$2,150.00  | court clerk |
| 131   | Traffic - Filed By Citation     | \$18,069.00 | COURT CLERK |
| 136   | GRAND TOTAL                     | \$20,219.00 |             |

#### Warrant Recalled

| Total | Warrant Type                | Bond Amount | Recalled By |
|-------|-----------------------------|-------------|-------------|
| 4     | Traffic - Filed By Citation | \$0.00      | court clerk |
| 4     | GRAND TOTAL                 | \$0.00      |             |

#### Warrant Payment Method Summary

|                    |        |
|--------------------|--------|
| Total Cash         | \$0.00 |
| Total Checks       | \$0.00 |
| Total Credit Cards | \$0.00 |
| Total Money Orders | \$0.00 |
| Total Other        | \$0.00 |
| Grand Total        | \$0.00 |

### Protective Order Summary Report

#### Protective Order Record

|   |   |
|---|---|
| Protective Order Issued - Non Emergency | 0 |
| Protective Order Issued - Emergency     | 0 |

### Civil Process Summary Report

#### Civil Process Record

|                      |   |
|----------------------|---|
| Civil Process Issued | 0 |
|----------------------|---|

Group By Process Type  
No records found.

Group By Court Type  
No records found.

### Field Interview Summary Report

#### Field Interview Record



Field Interview Issued 0

**Group By Interviewed Officer**

No records found.

## Accident Summary Report

**Accident Record**

Accident Record 8  
 Accident with DUI 0  
 Accident with Hit & Run 0  
 Accident with Fatality 0

## Radio Log Summary Report

**Radio Log Record**

Radio Log Record 2,754

**Group By Call Type**

**Group By Final Type**

| Total | Initial Call Type           |
|-------|-----------------------------|
| 113   | 28/29                       |
| 11    | 911 - Fire Dept             |
| 63    | 911 - First Responders      |
| 22    | 911 - Police Dept           |
| 2     | 911 Hang-Up                 |
| 1     | Abandoned Vehicle           |
| 1     | Accident - Hit and Run      |
| 4     | Accident - No Injury        |
| 3     | Accident - Unknown Injury   |
| 17    | Agency Assist               |
| 11    | Alarm - Business            |
| 2     | Alarm - Panic/Holdup        |
| 17    | Alarm - Residential         |
| 16    | Animal Call - At Large      |
| 1     | Animal Call - Bite/Viscious |
| 8     | Animal Call - Other         |
| 1     | Animal Call - Welfare Check |
| 1     | BOLO - Vehicle              |
| 1     | Burglary - After the Fact   |
| 226   | Business Check              |
| 132   | Busy                        |
| 1     | Civil Matter                |
| 144   | Controlled Burn             |
| 1     | Court - District            |
| 2     | Court - Municipal           |
| 6     | Debris in Roadway           |
| 2     | Disturbance                 |
| 1     | Domestic - After the Fact   |
| 1     | Domestic - In Progress      |
| 3     | Enroute to Grady County     |
| 1     | Enroute to McClain County   |
| 1     | Escort                      |

| Total | Final Call Type    |
|-------|--------------------|
| 2,753 |                    |
| 1     | Death Notification |
| 2,754 | GRAND TOTAL        |

|       |   |
|-------|---|
| 56    | Extra Patrol                                    |
| 14    | Fire Call                                       |
| 2     | Fire Grass                                      |
| 15    | Follow-Up Investigation                         |
| 2     | Footpatrol                                      |
| 77    | Fueling Vehicle                                 |
| 1     | Harassment                                      |
| 27    | Information                                     |
| 2     | Larceny   |
| 26    | Meal Break                                      |
| 11    | Medical Emergency                               |
| 1     | Misc Request                                    |
| 9     | Miscellaneous/Officer Generated Activities (MA) |
| 22    | Motorist Assist                                 |
| 7     | Noise Disturbance                               |
| 126   | Off Shift                                       |
| 200   | On Shift  |
| 16    | Other   |
| 1     | Patrol  |
| 23    | Reckless Driver                                 |
| 25    | Recreational Area Check                         |
| 2     | Repo  |
| 47    | Reports   |
| 458   | Residential Patrol                              |
| 1     | Runaway Juvenile                                |
| 5     | School  |
| 11    | School Bus Route Enforcement                    |
| 2     | Shot(s) Heard                                   |
| 3     | Stolen Property                                 |
| 20    | Suspicious Person(s)                            |
| 27    | Suspicious Vehicle(s)                           |
| 309   | Traffic Complaint                               |
| 12    | Traffic Control                                 |
| 17    | Traffic Control - School Zone                   |
| 298   | Traffic Stop                                    |
| 7     | Training  |
| 5     | Transporting                                    |
| 3     | Trespassing                                     |
| 3     | Unknown Problem                                 |
| 1     | Vandalism                                       |
| 5     | Vehicle Maintenance                             |
| 1     | VPO / EPO violation                             |
| 19    | Walk In   |
| 3     | Warrant Service - Arrest                        |
| 1     | Water / Sewer                                   |
| 15    | Welfare Check - Citizen                         |
| 2,754 | GRAND TOTAL                                     |

VERBAL WARNING REPORT APRIL 2021

|                    |    |
|--------------------|----|
| 501 WHITE          | 0  |
| 502 BEILOUNY       |    |
| SPEED              | 1  |
| IMPROP LN USE      | 1  |
| 503 RHODES         | 0  |
| 504 EATON          |    |
| EXP TAG            | 2  |
| LEFT OF CENTER     | 10 |
| PROP EQUIP         | 4  |
| DEFECTIVE EQUIP    | 5  |
| IMPROP LN USE      | 2  |
| SPEED              | 2  |
| IMPROP TURN        | 1  |
| 505 WALIIS         |    |
| SPEED              | 15 |
| STOP SIGN          | 7  |
| IMPROP TAG DISPLAY | 6  |
| OBSTRUCTED TAG     | 2  |
| DEF EQUIP          | 3  |
| SEAT BELT          | 1  |
| OBSTRUCTED VIEW    | 2  |
| EXP TAG            | 3  |
| IMPROP LN USE      | 1  |
| IMPROP TURN        | 1  |
| 506 MCCLINTOCK     |    |
| SPEED              | 3  |
| STOP SIGN          | 3  |
| EXP TAG            | 1  |
| 507 MAGERUS        |    |
| STOP SIGN          | 5  |
| FAIL MAINTAIN LN   | 1  |
| UNKNOWN            | 1  |
| 508 GRIFFITH       |    |
| DEF EQUIP          | 7  |
| SPEED              | 1  |
| 509 OGDEN          |    |
| DEF EQUIP          | 27 |

|                |    |
|----------------|----|
| SPEED          | 19 |
| STOP SIGN      | 6  |
| LEFT OF CENTER | 2  |
| IMPROP LN USE  | 2  |
| FAIL TO DIM    | 2  |
| SEATBELT       | 1  |

510 SELF

|           |   |
|-----------|---|
| SPEED     | 1 |
| STOP SIGN | 2 |

511 STINSON

|           |   |
|-----------|---|
| SPEED     | 1 |
| DEF EQUIP | 3 |
| STOP SIGN | 2 |

|       |     |
|-------|-----|
| TOTAL | 151 |
|-------|-----|



# City of Blanchard

122 N MAIN ST • PO BOX 480  
BLANCHARD, OK 73010



OFFICE: 405.485.9392

FAX: 405.485.3199

## APRIL MONTHLY REPORT

- ~40 Tons of Cold Mix Asphalt used throughout city.
- Re-Organized Ranch House Barn to allow for work stations.
- Installed Speed Limit Changes on S. County, MacArthur, 55<sup>th</sup>.
- Installed 10 Road Conditions signs: S. County, MacArthur, Rockwell, 40<sup>th</sup>.
- ~30T gravel applied and graded NW 3<sup>rd</sup> St, Silverstone, Pinecove
- Heavy Equipment Training on 14 April.
- Flood Management
- Replaced 3 Stop Signs damaged by Hail Storm
- Construction on 25th

Emily E. Pehrson  
Public Works Director  
City of Blanchard





## April 2021

### Water Dept.

1. 5 water taps were made
2. 2 sewer calls were gone on
3. 35 work orders completed
4. 4 inspections were made
5. Graded SW 3<sup>rd</sup>
6. 219 locates were gone over and flagged

**ADJOURNMENT**