

**MINUTES OF INDUSTRIAL AUTHORITY MEETING  
NOVEMBER 5, 2013**

Minutes of the regular meeting of the Chairman and Trustees of the Clinton Industrial Authority City of Clinton, Oklahoma, Custer County, held in the City Council Room, City Hall on Tuesday, November 5, 2013, at 5:30 p.m. A notice of this meeting with agenda was posted on the bulletin board in the lobby of Clinton City Hall on November 1, 2013.

Chairman Seth Adams called the meeting to order with the following present;

**MAYOR:** Seth Adams

**COUNCIL:** Don Rodolph, Wheeler Lowry, Jason Hulin, Lucas Martinez

**CITY CLERK:** Lisa Anders

**CITY TREASURER:** Debra Blanchard

**DEPUTY CLERK:** Rhonda Williams

**CITY ATTORNEY:** Ryan Meacham

**NEWS MEDIA:** Mike Smith and Gerald Green

**OTHERS:** David Crabtree, Jeromy Brush, Kris Wermey, Gene McCullough, Julie Menge, Stephen Jones, Randy Carpenter, Curtis Maloy, Danny George and others.

Fire Chief Randy Carpenter opened the meeting with prayer and Trustee Wheeler Lowry led the Pledge of Allegiance

**AGENDA ITEM NO. 3: CONSENT AGENDA**

- A. Minutes of Regular Meeting of October 15, 2013
- B. Consider Claims

Moved by Trustee Hulin and seconded by Trustee Martinez, that Consent Agenda Item No. 3 (a-b) be approved.

Chairman put the motion to a roll call vote:

Aye: Hulin, Martinez, Lowry, Rodolph, Adams

Nay: None

Chairman declared the motion carried.

**AGENDA ITEM NO. 4 ACTION ITEMS**

**4A. QUOTES FOR ROBINSON ADDITION UTILITIES INSTALLATION OF WATER AND SEWER LINES**

City Manager Steve Hewitt explained that groundwork has been completed for Robinson Addition and the utilities need to be put into place. Staff has obtained quotes for materials and labor for the installation of the water and sewer lines. He said the quotes have come in under the budgeted amount. The recommendation is to accept the quote from Fawver Excavation and Dozer Service for \$49,900. and HD Supply for \$42,158.77 for the waterline installation and Pioneer Supply for \$11,719.71 for the sewer line installation. He explained that the lift station would be a separate item and he is working with Joe Ridley on the part.

Motion was made by Trustee Rodolph and seconded by Trustee Martinez to approve the quotes and authorize work to begin on the installation of water and sewer lines for Robinson Addition.

Chairman put the motion to a roll call vote:

Aye: Rodolph, Martinez, Hulin, Lowry, Adams  
Nay: None

Chairman declared the motion carried.

#### **4B. CONSIDER QUOTES FOR CHAPMAN ROAD SEWER LINE**

City Manager Steve Hewitt explained that a sewer line along Chapman Road to service the new LaQuinta Inn and possible future businesses is needed; Quotes have been obtained for this project. Staff recommends accepting the quote from Fawver Excavation and Dozer Service for \$49,200.32 and supplies from Pioneer Supply for \$24,637.43 for the project. He reported this project is under the budgeted amount. He also reported that Keaton Modi has agreed to pay for half of the cost of the sewer line.

Motion was made by Trustee Rodolph and seconded by Trustee Lowry to approve and authorize the work to begin on the project for the sewer line for Chapman Road.

Chairman put the motion to a roll call vote:

Aye: Rodolph, Lowry, Hulin, Martinez, Adams  
Nay: None

Chairman declared the motion carried.

#### **4C. CONSIDER QUOTES FOR WATER LINE EXTENSION FOR LAQUINTA INN**

City Manager Steve Hewitt reported that the water line would need to be extended to LaQuinta to allow for the proper flow. The line would run under I-40 and come out directly north of the hotel. He said the DEQ permit has been issued for this project. He reported that Keaton Modi would be paying for half of the cost of the project. Quotes have been received from Igo Ditching and Backhoe for \$30,177.50 and supplies from HD Supply for \$24,169.55.

Motion was made by Trustee Martinez and seconded by Trustee Hulin to accept the quotes and authorize the work to being on the extension of the water line for the LaQuinta Inn.

Chairman put the motion to a roll call vote:

Aye: Martinez, Hulin, Rodolph, Lowry, Adams  
Nay: None

Chairman declared the motion carried.

#### **4D. CONSIDER TERMINATION OF LEASE AGREEMENT WITH ZQC FOR PROPERTY ON GLENN SMITH ROAD**

City Manager Steve Hewitt explained that ZQC has leased the property on Glenn Smith Road for approximately a year and have struggled to make payments. They have submitted a letter requesting that the lease agreement be terminated.

Motion was made by Trustee Hulin and seconded by Trustee Martinez to accept the request for termination from ZQC for the lease of property on Glenn Smith Road.

Chairman put the motion to a roll call vote:

Aye: Hulin, Martinez, Lowry, Rodolph, Adams  
Nay: None

Chairman declared the motion carried.

**4E. CONSIDER LEASE AGREEMENT WITH TRINITY RESERVE, INC FOR PROPERTY ON GLENN SMITH ROAD**

City Manager Steve Hewitt explained that Trinity Reserve, Inc has contacted the City regarding lease of the property on Glenn Smith Road. He said the current lease rate is \$1,500.00 but he is told that is above the average rate for this area. Trinity Reserve has suggested payment of a one-year reduced lump sum of \$12,000.00. Hewitt said he felt this is an upfront good deal for the City.

Motion was made by Trustee Rodolph and seconded by Trustee Lowry to enter into a lease agreement with Trinity Reserve, Inc for property on Glenn Smith Road for a one-year reduced lump sum payment of \$12,000.00.

Chairman put the motion to a roll call vote:

Aye: Rodolph, Lowry, Hulin, Martinez, Adams  
Nay: None

Chairman declared the motion carried.

**AGENDA ITEM NO. 5 TRUSTEES REPORT**

None

**AGENDA ITEM NO. 6: CITY MANAGER'S REPORT**

None

**AGENDA ITEM NO. 7: AUDIENCE PARTICIPATION**

None

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Moved by Trustee Lowry and seconded by Trustee Rodolph to adjourn the meeting.

Mayor put the motion to a roll call vote:

Aye: Lowry, Rodolph, Martinez, Hulin, Adams

Nay: None

Chairman declared the meeting adjourned at 5:50pm.