

(Agenda of meeting was posted outside of the Tulsa County Headquarters Building and on the Tulsa County website at www.tulsacounty.org on December 7, 2023 at 4:33 p.m.)

MINUTES
Monday, December 11, 2023

I. CALL TO ORDER

The Board of County Commissioners (BOCC) met at the hour of 9:30 a.m., with the following members present: Chief Deputy James Rea, representing Commissioner Karen Keith, Commissioner Stan Sallee and Commissioner Kelly Dunkerley. Others present: County Clerk Michael Willis.

Kelly Dunkerley, Chairman, called the meeting to order at 9:30 a.m., and the following business was transacted:

II. MINUTES

- A. Management Conference Minutes of June 8, 2023
- B. Management Conference Minutes of July 13, 2023
- C. Management Conference Minutes of August 17, 2023
- D. Management Conference Special Meeting Minutes August 24, 2023
- E. Management Conference Special Meeting Minutes of September 15, 2023 - Broken Arrow Chamber
- F. Management Conference Special Meeting Minutes of September 15, 2023
- G. Board of County Commissioner's Meeting of December 4, 2023

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

III. REPORTS

A. Elected Officials:

- 1. County Clerk - Monthly for 11/2023 (Clerk's Misc. File No. 20232003)
- 2. Court Clerk:
 - a. Monthly for 11/2023 (Clerk's Misc. File No. 20232004)
 - b. Records Management and Preservation Monthly for 11/2023 (Clerk's Misc. File No. 20232005)
- 3. Treasurer - Depository Summary of Daily Analysis for 11/2023 (Clerk's Misc. File No. 20232006)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution, as needed. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

B. County Department - (Election Board) - Monthly for 11/2023 (Clerk's Misc. File No. 20232007)

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Commission. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

IV. UNFINISHED BUSINESS

A. Bid Awards & Recommendations:

1. Sheriff - Uniforms & Accessories, to Galls, LLC, Oklahoma Police Supply, Baysinger Police Supply, and Hard Hat Safety & Glove, the lowest and best bids received (Clerk's Misc. File No. 20232008)

Motion made by Stan Saltee, seconded by James Rea, to approve the award. Upon roll call, Yes - James Rea, Stan Saltee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

2. TC Departments - Request for Proposals for Diagnostic Hardware and Software System, to Diesel Laptops, the highest-ranked based on the evaluation criteria prescribed in the RFP and thus the overall lowest and best submission received (Clerk's Misc. File No. 20232009)

Motion made by Stan Saltee, seconded by James Rea, to approve the award. Upon roll call, Yes - James Rea, Stan Saltee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

B. Addendum - (Parks) - #1 to the request for Qualifications for Chandler Park Improvements, set to open 12/18/2023, to provide answers and clarification to vendor questions (Clerk's Misc. File No. 20232010)

Motion made by James Rea, seconded by Stan Saltee, to approve the addendum. Upon roll call, Yes - James Rea, Stan Saltee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

C. Amendments - Engineers:

1. #4 to the engineering services agreement with Guy Engineering Services, Inc., for the plans to improve East 51st Street South from South 177th East Avenue to South 193rd East Avenue intersection, CMF #241435, for compensation increase of \$40,434 for additional alterations and changes to the proposed grading, sidewalk, driveway and retaining wall that will need to be investigated and revised to conform to the new topography (Clerk's Misc. File No. 20232011)
2. #4 to the engineering services agreement with Meshek & Associates, LLC, for improvements to the levee and associated roadways from North of East 81st Street to Elwood Avenue crossing of the Hager Creek Levee, CMF #20210069, to add additional services during construction of the project, increasing the original contract amount by \$14,900 for a new total contract amount of \$358,910 (Clerk's Misc. File No. 20232012)

Motion made by Stan Saltee, seconded by James Rea, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Saltee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

V. ACTION ITEMS

A. Gasoline & Diesel Fuel Quotes for week ending 12/18/2023 (Clerk's Misc. File No. 20232002)

Motion made by Stan Saltee, seconded by James Rea, to approve the fuel quotes. Upon roll call, Yes - James Rea, Stan Saltee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

B. Request to Accept and File - Board of County Commissioners:

1. Order Appointing Appraisers, signed by the Honorable Doug Drummond, Presiding Judge of the District Court in and for Tulsa County ("Order"); and the Oath, Report, and Bill of said appraisers. This Order, Oath, Report, and Bill pertain to the BOCC's Resolution for Sale of Unused Real Property and Application for Appointment of Appraisers (CMF #20231756 and #20231734), copies of which have been attached herein, and relates to certain real property located at near W. 21st St. and S. Union Ave., Tulsa, OK; a portion of the parcel identified in Tulsa County Assessor records as Parcel #99215-92-15-05770 (Clerk's Misc. File No. 20232013)

Motion made by James Rea, seconded by Stan Sallee, to accept and file the order, oath and report. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

C. Requests for Approval

1. Board of County Commissioners:

- a. of Appraiser's Bill, for the Sale of Unused Property located near W. 21st St. and S. Union Ave., Tulsa, OK; a portion of the parcel identified in Tulsa County Assessor records as Parcel #99215-92-15-05770, in the amount of \$1,500 (Clerk's Misc. File No. 20232014)

Motion made by Stan Sallee, seconded by James Rea, to approve the bill. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

- b. of Notice of Sale of Real Estate: Notice is hereby given that pursuant to the Resolution of the Board of County Commissioners of Tulsa County, Oklahoma made on the 16th day of October, 2023, recorded in the records of the County Clerk as CMF #20231756, the said Commissioners will sell by Quit Claim Deed to the highest and best bidder for cash, subject to the determination of the Commissioners, on or after the 2nd day of January, 2024, all the right title, interest and estate of Tulsa County, in and to the certain tract of land, together with all improvements situated thereon, located near 21st and Union St., in Tulsa, OK, located within Tulsa County, Oklahoma, a portion of the parcel identified in the records of the Assessor as Parcel #99215-92-15-05770. Bids must be in writing, sealed in an envelope, and delivered to the Office of the County Clerk, 218 West 6th Street, Tulsa, OK 74119, 7th Floor, prior to 5:00 p.m. on the 28th day of December, 2023. Bids for said property must be in the minimum amount of \$400,000 (80% of appraised value thereof) or same will be rejected as required by law. The Board of County Commissioners reserves the right and power to reject any and all bids submitted (Clerk's Misc. File No. 20232015)

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

2. Building Operations - of Certificate of Substantial Completion from Voy Construction, LLC, CMF #20231167, for the removal and repair of the Façade at the Tulsa County Sheriff's Office Faulkner Building, located at 301 West 1st Street, Tulsa, OK 74103. Final completion of this project was reached on 11/9/2023 (Clerk's Misc. File No. 20232016)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

3. Sheriff - of Letter of Support for application for funding in the amount of \$2,021,288 to the Oklahoma Office of Management and Enterprise Services (OMES) and Oklahoma Department of Mental Health and Substance Abuse Services (ODMHSAS) Program Solicitation #4520011467, to be used to provide mental health and substance abuse services within the Tulsa County Jail in partnership with Turn Key Health

Motion made by James Rea, seconded by Stan Sallee, to defer the letter of support. Upon roll call, Yes- James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

D. Notice to Proceed - McIntosh Service, LLC, CMF #20231992, for the Parks HVAC Systems Replacement project (Clerk's Misc. File No. 20232017)

Motion made by James Rea, seconded by Stan Sallee, to approve the notice to proceed. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

- E. Resolution - (Drainage District #12) - to Strike Assessment from the 2023 Tax Roll
Mo Trees Dispensary: Parcel #00000-52-30-00127 Item #23-20-5038630-000-0 Assessed
Value: \$6,730 Tax Amount: \$63 Amount to Strike: \$51 (Clerk's Misc. File No. 20232018)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

F. Agreements

1. Assessor - Thomas Y. Pickett & Company, Inc., for analysis and appraisal services
for the Ex-Sinclair Oil Corporation and the Ex-Sunoco Refinery, from 1/1/2024 -
6/15/2024, cost of \$41,000 (Clerk's Misc. File No. 20232019)

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

2. Board of County Commissioners:

- a. INCOG, C-PACE Assessment Contract associated with the re-development of
12 N. Cheyenne Ave, Tulsa, OK, with recommendation Tulsa County approve
the \$7,500,000 agreement for the purpose of investments in energy efficiency
improvements to the property (Clerk's Misc. File No. 20232020)
- b. YMCA of Greater Tulsa, ARPA Beneficiary, in the amount of \$495,339, CMF
#20231514, to provide capital funding to a nonprofit organization for the
HVAC expenses of a community facility being constructed in a Qualified
Census Tract (Clerk's Misc. File No. 20232021)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

3. Sheriff - Scissor Tail Construction, LLC, for the David L. Moss Master Control
Room & Operations Desk, not to exceed \$274,901 (Clerk's Misc. File No. 20232022)

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

G. Inventory Resolutions

1. Assessor:

- a. Asset Disposal: junked - Desk, item #BA012243 (Clerk's Misc. File No.
20232023)
- b. Asset Reinstatement: desk, item #BA012242 (Clerk's Misc. File No. 20232024)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

2. IT - Asset Transfer to Parks: computer (Clerk's Misc. File No. 20232025)

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

3. Parks - Asset Disposal: junked - mower, trimmer, blower, computer equipment,
desks; exchanged - defibrillator for those serviced by Cintas (Clerk's Misc. File No.
20232026)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

4. Sheriff - Asset disposal: junked and retired - firearms and body armor (Clerk's Misc.
File No. 20232027)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman.
Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

H. Utility Permits - Engineers:

1. Okmulgee County Rural Water District #6:
 - a. for the crossing of Sheridan Rd., approximately 0.30 mi. S. of the E. 171st St. S. & Sheridan Rd junction (Clerk's Misc. File No. 20232028)
 - b. for the crossing of 191st St. S., approximately 0.40 mi. E. of Yale Ave. (Clerk's Misc. File No. 20232029)

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

2. ONE Gas, Inc., for the crossing of 4812 N. Osage Dr., approximately 1.86 mi. N. & 1.45 mi. W. of the Jct. of Gilcrease Expy & SH 11 (Clerk's Misc. File No. 20232030)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

3. Washington County Rural Water District #3, for the crossing of E. 106th St. N., approximately 0.2 mi. E. of the N. Yale and 106th St. N. (Clerk's Misc. File No. 20232031)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

I. Travel/Training - (OSU Extension) - Jan Dawson to OEAFCS Conference in OKC, OK, on 4/17-19/2024; cost \$525 (Clerk's Misc. File No. 20232032)

Motion made by James Rea, seconded by Stan Sallee, to approve the travel/training. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

J. Claims (payments for bills to be paid from 11/27-12/1/2023)

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Commission. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

K. Blanket Purchase Orders and Emergency Purchase Orders Submitted from 12/4-8/2023

Motion made by James Rea, seconded by Stan Sallee, to approve and authorize execution by the Commission. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

L. Consideration and Approval of Construction Program Payments

1. Vision 2025 (Clerk's Misc. File No. 20232033)
Creditor: Program Management Group; Trust 816421-59; Item: 10,504-V2025
Program Management; Purpose: Program Administration; Amt. Paid: \$20,550
2. Vision Tulsa County (Clerk's Misc. File No. 20232034)
Sales Tax/Bond Funded Projects Recommended for Payment
Creditor: Guy Engineering; Fund H193E/PJ1028; Item: 31st, 41st, 51st Intersection on County Line (193rd); Purpose: Design; Amt. Paid: \$4,880.81

Creditor: Walter P Moore; Fund: H41SO/PJ1030; Item: 41st St. Improvements 137th W. Ave. to 193rd W. Ave.; Purpose: Design; Amt. Paid: \$1,445.50

Creditor: Meshek & Associates; Fund: H41SO/PJ1030; Item: 41st St. Improvements 137th W. Ave. to 193rd W. Ave.; Purpose: ROWs; Amt. Paid: \$270

Creditor: Meshek & Associates; Fund: H91SO/PJ1033; Item: 91st St. Improvements from HWY 75 to Elwood; Purpose: ROWs; Amt. Paid: \$55

Sales Tax Funded Projects Recommended for Payment

Creditor: Program Management Group, LLC; Fund ADMIN/PJ1001; Item: Tulsa County Administration; Purpose: Administration; Amt. Paid: \$12,526.90

Motion made by Stan Sallee, seconded by James Rea, to approve and authorize execution by the Chairman. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

- M. Discussion and possible action approving the appropriation and use of funds received from the U.S. Department of Treasury under the “Coronavirus Response and Relief Supplemental Appropriations Act of 2021”, the “Emergency Rental Assistance Program”, and/or the “American Rescue Plan Act of 2021” and the “Coronavirus State and Local Fiscal Recovery Fund” contained therein (Clerk's Misc. File No. 20232035)

Motion made by James Rea, seconded by Stan Sallee, to approve the appropriations. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

- N. Board of County Commissioners - Emergency response updates and authorization for County-wide actions to aid citizens following the historic storm damage on June 18, 2023

Joe Kralicek, Director of the Tulsa Area Emergency Management Agency, (TAEMA), gave an update.

VI. ANNOUNCEMENTS

County Events and Status Updates for Comment and Discussion from: Administrative Services, Building Operations, Court Services, Early Settlement, Election Board, Engineers, Highways, Human Resources, Information Technology, Inspections, Parks, Social Services, Procurement, Assessor, County Clerk, Court Clerk, Sheriff, Treasurer, District Attorney, Drainage District #12, Expo Square, Juvenile Justice, OSU Extension, Presiding Judge, River Parks Authority, Tulsa Area Emergency Management Agency, Public Defender, Chief Deputies and County Commissioners

Chairman advised the announcements and County Events and Status updates were open for comment and discussion. The departments with information gave a report.

VII. NEW BUSINESS

In accordance with the Open Meeting Act, Title 25 O.S. § 311.A.10, new business is defined as any matter not known about or which could not have been reasonably foreseen prior to the time of posting the agenda.

There was no new business.

VIII. ADJOURN

Motion made by James Rea, seconded by Stan Sallee, to adjourn the meeting. Upon roll call, Yes - James Rea, Stan Sallee, Kelly Dunkerley. No - None. Abstain - None. Motion carried.

BOARD OF COUNTY COMMISSIONERS

Kelly Dunkerley, Chairman

ATTEST:

Michael Willis, Tulsa County Clerk