MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE CITY OF TULSA, OKLAHOMA,

scheduled for Wednesday, August 5, 2026, at 5:00 P.M. in the City Council Chamber, One Technology Center, 175 E. 2nd St., Second Floor, Tulsa, OK, to transact all business as set out in Notice and Agenda posted in the Office of City Clerk, Room 260, One Technology Center, 175 E. 2nd St., Second Floor, Tulsa, OK on Friday, July 31, 2026, at 4:05 P.M.

CALL TO ORDER

Chair Gilbert called the meeting to order at 5:53 P.M.

ROLL CALL:

Hall-Harper	Present	Bengel	Present
Archie	Present	Decter Wright	Present
Dutton	Present	Lakin	Present
Bellis	Present	Bush	Present
Gilbert	Present		

Present: 9
Absent: 0

STAFF PRESENT
Jack Blair, City Attorney
Lori Doring, Secretary to the Council
Bailee Rogers, Council Staff

1. RECEIPT & FILING OF MINUTES

a. No items this week.

2. APPOINTMENTS & REAPPOINTMENTS

a. Athena Shanice Laws – Appointment to the Sales Tax Overview Committee replacing Charles Wilkes; current term expires December 31, 2026; upcoming term expires December 31, 2030. (CD-1) [UED 7/29/26; CC 8/5/26] 26-633-1

b. Omare Jimmerson – Appointment to the Parks and Recreation Board/Gilcrease Board of Trustees replacing Shane Fernandez; term expires May 1, 2030. (CD-1) [UED 7/29/26; CC 8/5/26] 26-634-1

c. Morgan Jones – Appointment to the HUD Community Development Committee replacing Tracie Chandler; term expires June 30, 2027. (CD-1) [PW 7/29/26; CC 8/5/26] 26-635-1

Public Comments:
John Huffines – 2.a – 2.c.
James Taylor – 2.b.

Councilor Decter Wright moved to approve 2.a – 2.c. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

3. PUBLIC HEARINGS

a. Public Hearing to receive comments from citizens regarding a proposed Ordinance closing a certain portion of Alley and Vertical Air Space located at 316 E. 2nd St., Tulsa Original Town Addition, requested by Jaime Skipper of Wallace Design Collective on behalf of 316 E. Second, LLC to accomodate two (2) external doors that swing into the alleyway. (CD-1) (Public Hearing: 8/5/26) [PW 8/5/26; CC 8/5/26; CC 8/19/26] 26-663-3

Councilor Decter Wright moved to enter Public Hearing on 3.a. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

Council entered Public Hearing on 3.a at 6:04 P.M.

Public Comments:
Chris Armstrong – 3.a.

Without objection, Council exited Public Hearing on 3.a at 6:07 P.M.

4. MAYOR'S ITEMS

a. Report from the Mayor, or his designee, on community events, briefing on City activities, City efforts, and new business.

Keri Fothergill, City of Tulsa Public Advocate, presented the report and provided updates on the Main Street program, the Clear the Shelter event, and Fred Johnson Park.

4.b and 4.l were each read and voted on separately.

b. Consideration and possible approval, adoption, denial, amendment or revision of a Resolution approving the issuance of indebtedness in an amount not to exceed two million dollars ($2,000,000.00) by the Tulsa Authority for Economic Opportunity by the issuance of its promissory note and other evidence of indebtedness in connection with the Authority's loan from the John D. and Catherine T. MacArthur Foundation, for a Program-Related Investment (PRI) Loan regarding the Equitable Housing Demonstration Project. **(Emergency Clause)** [UED 7/29/26; CC 8/5/26] 26-623-2

Councilor Decter Wright moved to approve 4.b with the emergency clause. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea

Gilbert Yea

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

l. Consideration and possible approval, adoption, denial, amendment or revision of a donation from Anchor Stone Company to the City of Tulsa for twenty-four (24) large boulders used on 4th St. between Denver Ave. and Cheyenne Ave., now relocated to the Green Waste Site, valued at one thousand, one hundred dollars ($1,100.00). [UED 8/5/26; CC 8/5/26] 26-662-2

Councilor Decter Wright moved to deny 4.l. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Nay
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Nay
Bellis	Yea	Bush	Nay
Gilbert	Yea		

Yeas: 6 Nays: 3 Absent: 0 Abstentions: 0

Motion carried and 4.l was denied.

c. Consideration and possible approval, adoption, denial, amendment or revision of a Joint Resolution of the City Council of the City of Tulsa, Oklahoma, and the Board of County Commissioners of the County of Tulsa, Oklahoma, authorizing the dissolution of the Tulsa Metropolitan Area Planning Commission, establishing an effective date, and containing other provisions related thereto. **(Emergency Clause)** [PW 7/29/26; CC 8/5/26] 26-626-2

d. Consideration and possible approval, adoption, denial, amendment or revision of Housing and Urban Development (HUD) priority needs and goals from the HUD Community Development Committee for Program Year 2027. In accordance with Title 12, Chapter 8, Section 804, Paragraph F, the HUD Community Development Committee drafted a Priority Needs Statement for the Program Year 2027 HUD Annual Action Plan. [UED 7/29/26; CC 8/5/26] 26-616-2

e. Consideration and possible approval, adoption, denial, amendment or revision of a Resolution declaring the intent of the City of Tulsa, Oklahoma to re-establish the Crutchfield Neighborhood Local Development Act Review Committee (The “Crutchfield Review Committee") for the purpose of considering an amendment to the Crutchfield Neighborhood Economic Development Project Plan that was adopted on August 27, 2025; directing preparation of an Amended Project Plan; re-establishing the Crutchfield Review Committee; directing said Review Committee to make findings as to eligibility and financial impact, if any, on taxing jurisdictions and business activities within any proposed tax increment district; directing the Crutchfield Review Committee to consider a proposed Amended Project Plan and make any findings and recommendations required by law; directing the Tulsa Metropolitan Area Planning Commission to consider the proposed amended project plan and make any recommendations required by law. [UED 7/29/26; CC 8/5/26] 26-624-2

f. Consideration and possible approval, adoption, denial, amendment or revision of Change Order No. 2 to Contract No. 137527 between the City of Tulsa and Magnum Construction, Inc. for Project No. 146120 in the amount of zero dollars ($.00), adding one hundred fourteen (114) calendar days for the upgrades for the Gilcrease Division and for Tulsa Police Department Uniform Division

Renovations: Gilcrease and Riverside Division. (CD-1) [PW 7/29/26; CC 8/5/26] 26-625-2

g. Consideration and possible approval, adoption, denial, amendment or revision of a General and Utility Easement Donation by City of Tulsa, Oklahoma of property located at the NW corner of the corner of the lot at 35th PL. and Riverside Dr. approved by City Council for surplus. Lot One (1), Block Three (3), Rayvern Park Addition. (CD-9) [CC 8/5/26] 26-649-1

h. Consideration and possible approval, adoption, denial, amendment or revision of a Contract for a loan from the Gilcrease Museum collection to the First Americans Museum of one (1) pair of moccasins for the Okla Homma: Tribal Nations Gallery exhibition. [CC 8/5/26] 26-652-1

i. Consideration and possible approval, adoption, denial, amendment or revision of a travel donation from Aspen Institute in the amount of three thousand, seven hundred eighteen dollars ($3,718.00) for Mayor Nichols to travel to Aspen, CO on June 27-29, 2026, to attend the Aspen Ideas Festival. [CC 8/5/26] 26-653-1

j. Consideration and possible approval, adoption, denial, amendment or revision of a donation from We B Trees to the City of Tulsa for in kind work at Woodward Park, including pruning out deadwood in the cedars near the Teaching Garden, valued at one thousand dollars ($1,000.00). [CC 8/5/26] 26-654-1

k. Consideration and possible approval, adoption, denial, amendment or revision of a Deed of Dedication by Tulsa Habitat for Humanity, Inc. of property located at 2233 N. Evanston Pl., Parcel 799, City View Addition, required for a lot split. (CD-1) [CC 8/5/26] 26-657-1

Public Comments:
James Alexadner, Jr. – 4.d.
Bernice Alexander – 4.d.
John Huffines – 4.f, 4.j, 4.k.

Councilor Decter Wright moved to approve 4.c – 4.k with the emergency clause on 4.c. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

5. AUTHORITIES, BOARDS & COMMISSIONS

a. Monthly Status Report from the Sales Tax Overview Committee on current activities and efforts.

Ashley Webb presented the report.

Public Comments:
John Huffines – 5.a.

b. Consideration and possible approval, adoption, denial, amendment, or revision of a Final Plat for Stratford Ridge, consisting of One Hundred Nine (109) Lots, Seven (7) Blocks on ± 3.51 acres located east of the SE/c of E. 11th St. S. and S.

161st E. Ave. (TMAPC staff administratively **APPROVED** the final plat on behalf of TMAPC.) (CD-6) [CC 8/5/26] 26-664-1

Councilor Decter Wright moved to approve 5.b. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

6. ORDINANCES - FIRST READING

a. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2026-2027 budget to make supplemental appropriations of five hundred thousand dollars ($500,000.00) recognized from unappropriated fund balance within the TARE Refuse Operating Fund. (Gilcrease Expressway Bridge Repair) [UED 8/5/26; CC 8/5/26; CC 8/19/26] 26-650-2

b. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2026-2027 budget to make supplemental appropriations of thirty-four thousand, two hundred dollars and eighty-nine cents ($34,200.89) recognized from unappropriated and unencumbered fund balance within the Tulsa Stadium Improvement District Fund. (Assessment Revenue Collections) [UED 8/5/26; CC 8/5/26; CC 8/19/26] 26-651-2

c. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance closing a certain portion of Alley and Vertical Air Space located at 316 E. 2nd St., Tulsa Original Town Addition, requested by Jaime Skipper of Wallace Design Collective on behalf of 316 E. Second, LLC to accomodate two (2) external doors that swing into the alleyway. (CD-1) (Public Hearing: 8/5/26) [PW 8/5/26; CC 8/5/26; CC 8/19/26] 26-663-2

Without objection, items 6.a – 6.c were forwarded to the next Council meeting.

7. ORDINANCES - SECOND READING

a. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending Tulsa Revised Ordinances, Title 5, "Boards, Commissions and Committees" by the addition of a new Chapter 15, titled "Planning Commission," repealing all ordinances or parts of ordinances in conflict herewith; providing severability; containing other provisions related thereto; establishing an effective date. **(Emergency Clause)** [PW 7/29/26; CC 7/29/26; CC 8/5/26] 26-627-2

b. Consideration and possible approval, adoption, denial, amendment or revision of Rezoning Ordinance Z-7867 from RS-3 to IM for property located at the NE/c of W. 37th Pl. and S. Galveston Ave. requested by West Side Industrial, LLC. (Property owner: Multiple Owners) (CD-2) (TMAPC voted 10-0-0 to recommend **APPROVAL** of IM zoning.) [UED 7/22/26; CC 7/29/26; CC 8/5/26] 26-603-3

c. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending Tulsa Revised Ordinances, Title 5, Chapter 1, “Human Rights Commission”; requiring the Compliance Official to provide quarterly reports of all complaints filed pursuant to this chapter; deleting the requirement to

file complaints with the City Clerk in addition to the Compliance Official. (Gilbert) [UED 7/29/26; CC 7/29/26; CC 8/5/26] 26-613-2

d. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the Tulsa Revised Ordinances, Title 49, "Administrative, Permit, and License Fees," Chapter 18, "Animal Services Fees," Section 1802, "Impounded Animals," to add a new Subsection listing a fee for animal surrender; amending Section 1804, "Permits and Exemptions," to add a new Subsection listing a permit fee for Type C Commercial Animal Establishments. [PW 7/29/26; CC 7/29/26; CC 8/5/26] 26-614-2

e. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance amending the fiscal year 2026-2027 budget to transfer unencumbered and unexpended appropriations of one thousand, three hundred forty-seven dollars and ninety-two cents ($1,347.92) between projects within the 2014 GO Bond Issue 1 SubFund, and to transfer unencumbered and unexpended appropriation balances of nineteen thousand, eight hundred thirty-one dollars and ninety-nine cents ($19,831.99) between projects within the 2014 GO Bond Issue 2 SubFund, and to transfer unencumbered and unexpended appropriation balances of five thousand, eight hundred thirty-seven dollars and eighty-eight cents ($5,837.88) between projects within the 2014 GO Bond Issue 3 SubFund, and to transfer unencumbered and unexpended appropriation balances of sixty-two thousand, eight hundred seventy-four dollars and forty-three cents ($62,874.43) between projects within the 2014 GO Bond Issue 4 SubFund, and to transfer unencumbered and unexpended appropriation balances of two million, six hundred sixty-nine thousand, seven hundred thirty-eight dollars and fifty-five cents ($2,669,738.55) between projects within the 2014 GO Bond Issue 5 SubFund, and to transfer unencumbered and unexpended appropriation balances of two hundred ninety-two dollars and six cents ($292.06) between projects within the 2014 GO Bond Issue 6 SubFund, and to transfer unencumbered and unexpended appropriation balances of one million, eight hundred forty-seven thousand, four hundred eighty-six dollars and twenty-two cents ($1,847,486.22) between projects within the 2020 GO Bond Issue 2 SubFund, and to transfer unencumbered and unexpended appropriation balances of two million, eight hundred sixty-two thousand, seven hundred seventy-nine dollars and eighty-three cents ($2,862,779.83) between projects within the 2020 GO Bond Issue 3 SubFund. [UED 7/29/26; CC 7/29/26; CC 8/5/26] 26-622-2

f. Consideration and possible approval, adoption, denial, amendment or revision of an Ordinance closing a certain Storm Water Detention Easement, requested by Jason Kapka, AVP Construction and Development for property located at 11020 S. Memorial Dr., Lot One (1), Block One (1) of Heartland Venture II Addition, for future development. (CD-8) [PW 7/29/26; CC 7/29/26; CC 8/5/26] 26-629-2

Councilor Decter Wright moved to approve 7.a – 7.f with the emergency clause on 7.a. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

8. COUNCIL ITEMS

a. Councilors' announcements and reports on current community events, activities, efforts, and concerns. Other than announcements and reports, no discussion will ensue.

Councilor Archie invited everyone to the Back to School Bash on August 15, 2026. Councilor Bengel wished Councilor Lakin and Councilor Gilbert a happy birthday. Councilor Gilbert announced that there would be a District 5 Town Hall meeting on August 11, 2026. Councilor Bellis reminded everyone about the City of Tulsa's litter on a stick ordinance relating to campaign signs.

8.b was read and voted on separately.

b. Consideration and possible approval, adoption, denial, amendment or revision of a proposed District 5 Project Plan No. 2 that will use Council District Community Development Priority Project funds from Improve Our Tulsa 2 for the installation of a water fountain at Darlington Park in the amount of fifty thousand dollars ($50,000.00). (Gilbert) [UED 8/5/26; CC 8/5/26] 26-641-2

Councilor Decter Wright moved to approve 8.b. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 9 Nays: 0 Absent: 0 Abstentions: 0

Motion carried.

8.c – 8.e were read and voted on separately.

Councilor Hall-Harper, Councilor Dutton, and Councilor Bellis recused at 7:02 P.M.

c. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Hall-Harper to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-642-2

d. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Dutton to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-643-2

e. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Bellis to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-644-2

Councilor Decter Wright moved to approve 8.c – 8.e. Councilor Lakin seconded the motion.

ROLL CALL:

Hall-Harper	Absent	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Absent	Lakin	Yea
Bellis	Absent	Bush	Yea
Gilbert	Yea		

Yeas: 6 Nays: 0 Absent: 3 Abstentions: 0

Motion carried.

Councilor Hall-Harper, Councilor Dutton, and Councilor Bellis returned at 7:03 P.M.

8.f – 8.h were read and voted on separately.

Councilor Gilbert, Councilor Bengel, and Councilor Decter Wright recused at 7:04 P.M.

f. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Gilbert to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-645-2

g. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Bengel to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-646-2

h. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Decter Wright to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-647-2

Councilor Bellis moved to approve 8.f – 8.h. Councilor Archie seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Absent
Archie	Yea	Decter Wright	Absent
Dutton	Yea	Lakin	Yea
Bellis	Yea	Bush	Yea
Gilbert	Absent		

Yeas: 6 Nays: 0 Absent: 3 Abstentions: 0

Motion carried.

Councilor Gilbert, Councilor Bengel, and Councilor Decter Wright returned at 7:04 P.M.

8.i was read and voted on separately.

Councilor Lakin recused at 7:05 P.M.

i. Consideration and possible approval, adoption, denial, amendment or revision of a travel authorization, per Council Rules & Order of Business, in the estimated amount of two thousand, five hundred dollars ($2,500.00) for Councilor Lakin to travel to Kansas City, MO to attend the Chamber 2026 InterCity Visit, to be held on October 5-7, 2026. (Registration, Hotel, Transportation, and Per Diem) [UED 8/5/26; CC 8/5/26] 26-648-2

Public Comments:
James Alexander, Jr. – 8.i.
Bernice Alexander – 8.i (did not speak due to time limits)

Councilor Decter Wright moved to approve 8.i. Councilor Bellis seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Absent
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 8 Nays: 0 Absent: 1 Abstentions: 0

Motion carried.

Councilor Lakin returned at 7:06 P.M.

9. NEW BUSINESS

a. No items this week.

Councilor Lakin left the meeting at 7:08 P.M.

10. HEARING OF APPEALS

a. Hearing and possible action upholding or denying an appeal to the City Council requested by Mr. Olusegun A. Adetula contesting the decision of the Nuisance Hearing Officer in Nuisance Case No. 116646-2025, finding that the property located at 5707 N. Frankfort Ave., Tulsa, Oklahoma is a public nuisance and ordering its abatement. The City Council may reverse or affirm, wholly or partly, or may modify the order, requirement, decision, or determination appealed from and may make such order, requirement, decision, or determination as ought to be made. (CD-1) [CC 1/28/26; CC 4/29/26; CC 8/5/26] 26-75-3

Keri Fothergill, City of Tulsa Public Advocate, read a statement from the appellant, Olusegun A. Adetula.

Brant Pitchford from Code Enforcement addressed the Council and requested that the Council deny the appeal so that Code Enforcement can monitor and accept Mr. Adetula's construction schedule.

Councilor Decter Wright moved to deny 10.a. Councilor Hall-Harper seconded the motion.

ROLL CALL:

Hall-Harper	Yea	Bengel	Yea
Archie	Yea	Decter Wright	Yea
Dutton	Yea	Lakin	Absent
Bellis	Yea	Bush	Yea
Gilbert	Yea		

Yeas: 8 Nays: 0 Absent: 1 Abstentions: 0

Motion carried and the appeal was denied.

11. HEARING OF PUBLIC COMMENTS

a. No items this week.

12. ADJOURNMENT

a. Adjournment.

Chair Gilbert adjourned the meeting at 7:12 P.M.

_____
Karen Gilbert, Chair of the Council

_____
Lori Doring, Secretary to the Council