

NOTICE AND AGENDA
TULSA CITY COUNCIL - REGULAR MEETING
6:00 PM, Thursday, January 15, 2015
Council Chamber, 2nd Floor - 175 E. 2nd St., Tulsa, OK 74103

INTRODUCTION

PLEDGE OF ALLEGIANCE AND INVOCATION

PROCLAMATION AND SPECIAL ANNOUNCEMENTS

CALL TO ORDER & ROLL CALL

Unless otherwise noted, the Council may discuss, review, and/or possibly take action on the following:

1. RECEIPT & FILING OF MINUTES

- a. No items this week. 04-387

2. APPOINTMENTS & REAPPOINTMENTS

- a. Pamela Butler - Appointment to the Human Rights Commission; term expires 7/1/2015; replacing Reginald King, who passed away. (CD-1) [PW 1/8/15; CC 1/15/15] 14-1093-1
- b. David Joe Williams - Appointment to the Stormwater Drainage Hazard Mitigation Advisory Board; term expires 2/28/17; replacing Brandon Perkins, who resigned. (CD-4) [PW 1/8/15; CC 1/15/15] 14-1090-1
- c. Tom Biolchini - Appointment to the 2003 Sales Tax Overview Committee; term expires 12/31/2016, replacing a vacant seat. (CD-4) [PW 12/11/14; CC 1/15/15] 14-1002-1

3. MAYOR'S ITEMS

- a. Resolution endorsing the Tulsa Regional Chamber's "2015 OneVoice Legislative Agenda," which identifies federal and state legislative priorities important to the City of Tulsa and the Tulsa area. [UED 12/18/14; CC 12/18/14] 14-1082-1
- b. Resolution declaring the public necessity for the taking, appropriation, and condemnation of property located at 4441 N. Lewis Ave., owned by Barbara Ellen Bitto for North Lewis, 36th to 46th Street Improvement, Project No. 104017-K (CD-1) [PW 01/08/2014] 14-1095-1
- c. Consider and adopt a resolution providing for the issuance of General Obligation Refunding Bonds in the sum of \$45,420,000 by the City of Tulsa, OK; providing registration thereof; providing for a system of registration for uncertificated registered public obligations; providing levy of an annual tax for payment of principal and interest on the same; and fixing other details of the issue. **(Emergency Clause)** [UED 12/11/14; CC 12/18/14] 14-1041-3
- d. Award bid to sell \$45,420,000.00 General Obligation Refunding Bond of 2015, Series A. [UED 12/11/14; CC 12/18/14] 14-1041-4

- e. Donation of detention easement located at 13742 E. Pine St., from AMK Properties, LLC, as a requirement of IDP 7500. (CD-3) [PW 01/08/15] 14-1101-1
- f. Donation of storm sewer easement located E. 50th St. S., on a tract of land that is part of Lot 8, Block 1, "51 Yale"; from Sunny Investment Properties, LLC, as requirements for Project No. IDP 7447. (CD-9) [PW 01/08/15] 14-1107-1
- g. Donation of utility easement located at 11916 S. Yale Ave., from Gold Team Realty Group, LLC as requirement for Project No. IDP 7198. (CD-8) [PW 12/4/14] 14-1109-1
- h. Donation of approximately 19.55 acres of the Midland Valley Trail, located approximately between E. 17th St. S. and S. Riverside Dr., by attached Quit Claim Deed, from the Oklahoma Department of Transportation, so that the portion of the trail that abuts the property planned for development as The Gathering Place public park will be included in the August 15, 2014 Ground Lease Agreement between the City and Count and Tulsa's Gathering Place, LLC (Contract No. 31400). [CC 01/15/15] 15-44-1
- i. Special Event Application: Harris/Olsson wedding to be held at 100 S. Boston Ave. (Center of the Universe) on August 16, 2015. (CD-4) 15-24-2
- j. Special Event Application: Newton/Brazel wedding to be held at 100 S. Boston Ave. (Center of the Universe) with reception following at Jazz Hall of Fame on April 18, 2015. (CD-4) 15-24-1
- k. Special Event Application: 2015 Sweetheart Run to be held at 200 S. Elgin Ave. and downtown on February 14, 2015. (CD-4) 12-23-4
- l. Special Event Application: St. Patrick's Day Run be held at 3900 S. Peoria Ave. on March 14, 2015. (CD-9) 07-147-8
- m. Special Event Application: Blue Dome District Mardi Gras Parade to be held at 100 S. Elgin Ave. on February 17, 2015 (CD-4) 10-43-7
- n. Special Event Application: American Heart Association Heart Walk to be held at ONEOK Field on April 18, 2015. (CD-4) 11-184-5
- o. Special Event Application: Woody's St. Patrick Day Celebration be held at 200 S. Elgin Ave. on March 17, 2015. (CD-4) 11-115-5

4. AUTHORITIES, BOARDS & COMMISSIONS

- a. Final Plat: Maple Terrace subdivision plat located north of E. 15th St. S. and west of S. Norfolk Ave.. (TMAPC voted 11-0-0 to recommend approval on December 17, 2014.) (CD-4) 15-43-1

5. PUBLIC HEARINGS

- a. Abatement of ad valorem tax increases for a period of up to 6 years for the Coliseum LLC residential project at 625 S. Elgin, in accordance with Ordinances 18058 & 19168, within Tax Incentive District Number 1, City of Tulsa, pursuant to the Oklahoma Local Development Act, Title 62 O.S. § 850 et seq. [UED 01/08/15] [CC 01/08/15] [CC 01/15/15] 14-1113-1

6. ORDINANCES - FIRST READING

- a. Ordinance amended to transfer \$1,000,000.00 between projects within the TMUA- OWRB Loan 2013A, Fund No. 6036; moving the balance of Haikey Creek Aeration Basin Study, which has been postponed by RMUA, to the Southside Wastewater Treatment Plant Security/Safety Improvements to Disinfection Facilities project. [PW 12/15/15; CC 12/15/15; CC 12/15/15]
- b. Ordinance transferring unencumbered and unexpended appropriation balances of \$600,000.00 between accounts within the 2014 Sales Tax Fund, Fund No. 6014, to allow direct payments to the Oklahoma Department of Transportation (ODOT) for the City's portion of work completed by ODOT on City right of ways as part of ODOT'S Eight Year Rehabilitation plan; and outlined in the 2014 Improve Our Tulsa Sales Tax Program. [PW 12/15/15; CC 12/15/15; CC 12/29/15]
- c. Ordinance amended to transfer unencumbered and unexpended appropriation balances of \$6,200,000.00 between projects within the TMUA-OWRB Loan 2013B, Fund No. 6037; moving the available balance of the Cherry Creek Flow equalization Basin 5th Cell 53rd/Relief Line project, which is substantially complete, to remaining projects in the fund as outlined in the TMUA- 2013B OWRB Loan; addressing main and lateral sewer line improvements, and lift station and facility improvements design. [PW 01/15/15; CC 01/15/15; CC 01/29/15]
- d. Ordinance closing a sewer easement located at 4408 S. Harvard, requested by 4408 Harvard, LLC to clear title issues. (CD-9) [CC 01/15/15] 15-49-1
- e. Ordinance closing utility easement located at 2403 E. 27th Pl, requested by Sisemore Weisz and Assoc. to clear title requirements. (CD-4) [CC 01/15/15] 15-50-1
- f. Application to close a alleyway located at 510 E. 2nd Street, requested by Matt Newman with the Ross Group. (CD-4) [PW 01/15/15] {CC 01/15/15} 15-46-1

7. ORDINANCES - SECOND READING

- a. Budget amendment ordinance to make supplemental appropriations of \$8,600,000.00 from revenues to be received from the Oklahoma Department of Transportation, totaling \$6,880,000.00, and a transfer from the the 6014 Sales Tax Fund, Fund No. 6014, totaling \$1,720,000.00 within the DOT Miscellaneous Grants Fund, Fund No. 5311, for purchase of right of way for Gilcrease Expressway from I-44 to Edison. [UED 01/08/2015; CC 01/08/2015 & 01/15/2015] 14-1094-1
- b. Rezoning Ordinance PUD-728-B, requested by Roy Johnsen, for property located east and west of S. Trenton Ave., north of E. 13th St., from RM-2/PK/PUD-728/pud-728-A to RM-2/OMH/PK/PUD-728-B Major Amendment. (Property Owner: Tulsa Psychiatric Center) (TMAPC voted 10-0-0 to recommend approval of major amendment for PUD-728-B) (CD-4) [UED 12/18/14; PH 1/8/15] 14-1081-1
- c. Rezoning Ordinance Z-7289, requested by Roy Johnsen, for property located at the NE/c of S. Trenton Ave. and E. 13th St., immediately south of Hillcrest Medical Center, from RM-2 to OMH. (Property Owner: Tulsa Psychiatric Center) (TMAPC voted 10-0-0 to recommend approval of OMH zoning of Z-7289) (CD-4) [UED 12/18/14; PH 1/8/15] 14-1080-1

- d. Rezoning Ordinance Z-7290, requested by Matt King, for property located east of the NE/c of W. Archer St. and N. Denver Ave., from IL to CBD. (Property Owner: Nixon Properties, Inc. / Harold Nixon) (TMAPC voted 10-0-0 to recommend approval of CBD zoning of Z-7290) (CD-4) [UED 12/18/14; PH 1/8/15] 14-1079-2
- e. Rezoning Ordinance Z-7284, requested by Tim Terral, for property located south of the SW/c of E. Admiral Pl. and S. 145th E. Ave., from AG to IL. (Property Owner: AEP OK Transmission Co., Ince. / Attn: LaDonna File) (TMAPC voted 10-0-0 to recommend approval of IL zoning of Z-7284) (CD-6) [CC 1/15/15] 14-1075-2
- f. Ordinance closing utility easement located at 2403 E. 27th Pl, requested by Sisemore Weisz and Assoc. to clear title requirements. (CD-4) [CC 01/29/15] 15-50-1
- g. Ordinance requesting the Council transfer unencumbered and unexpended appropriations of \$1,016,399.99 between projects within the TMUA-OWRB 2010B Loan Fund, Fund No. 6056, moving the available balance from the completed Botanical Garden Liftstation and Force Main project within the fund, to the Haikey Creek Liftstation improvements and Force Main easements project as outlined in the TMUA-2010B OWRB Loan. [UED 12/18/14] 14-1069-1
- h. Ordinance requesting the Council transfer unencumbered and unexpended appropriations of \$261,838.83 between projects within the TMUA-OWRB 2009 Loan Fund, Fund No. 6054, moving the available balance from complete or substantially complete projects to the Citywide Lift Station Structural and Mechanical Modifications project as outlined in the TMUA-2009 OWRB Loan. [UED 12/18/14] 14-1070-1
- i. Ordinance requesting the Council transfer unencumbered and unexpended appropriations of \$911,275.62 between projects within the TMUA-OWRB 2010A Loan Fund, Fund No. 6055, moving the available balance from complete or substantially complete projects to remaining incomplete sanitary sewer projects as outlined in the TMUA-2010A OWRB Loan. [UED 12/18/14] 14-1071-1
- j. Resolution No. 2685:928 of the Tulsa Metropolitan Area Planning Commission (TMAPC), pursuant to Title 19 Oklahoma Statutes, Section 863.7; to amend the Tulsa Comprehensive Plan by adopting an amendment (CPA-30) to the Land Use Map of the Tulsa Comprehensive Plan; to change the land use designation from "New Neighborhood" to "Employment" on approximately 70.28 acres, located: south of the SE/c of E. Admiral Pl. and S. 145th E. Ave. (NOTE: In accordance with O.S. Title 19, § 863.7 the City Council must act on this item within 45 days of receipt. If no action is taken, the amendment will be officially approved.) [UED 12/18/14; PH 1/8/15] 14-1066-1

8. COUNCIL ITEMS

- a. Approve Master Tax Incentive Agreements related to the abatement of ad valorem tax increases for a period of up to 6 years for the Coliseum LLC residential project at 625 S. Elgin, in accordance with Ordinances 18058 & 19168, within Tax Incentive District Number 1, City of Tulsa, pursuant to the Oklahoma Local Development Act, Title 62 O.S. § 850 et seq. [UED 01/08/15] [CC 01/08/15] [CC 01/15/15] 14-1113-1

- b. Resolution approving an amendment to the Annual Action Plan and use of funds beginning October 1, 2014, to be funded by the Community Development Block Grant (CDBG) Funds and Housing Opporunites for Persons With Aids (HOPWA) Funds; authorizing the Mayor to submit a final statement and to sign all assurances, understandings, and contracts associated with said grants. **(Emergency Clause)** [UED 1/8/15; CC 1/15/15] 15-1134-1

9. NEW BUSINESS

- a. New Business. 02-268

10. HEARING OF APPEALS

- a. No items this week. 04-387

11. HEARING OF PUBLIC COMMENTS

- a. No items this week. 04-387

12. ADJOURNMENT

- a. Adjournment