

**MINUTES
YALE CITY COMMISSION
REGULAR MEETING
209 N. MAIN STREET, YALE, OKLAHOMA
FEBRUARY 9, 2016
6:30 P.M.**

OPENING PRAYER

1. **CALL TO ORDER** – The regular meeting of the Yale City Commission was called to order at 6:30 p.m. on Tuesday February 9, 2016 by Mayor Terry Baker.
2. **ROLL CALL** – Those present were Mike Strader, Richard Adsit, Tom Mendenhall, Charles Sprague and Terry Baker.
3. **CONSENT AGENDA** – Tom Mendenhall requested to have Purchase Order 6026 and 6027 removed from the claims list. Richard Adsit made the motion to approve the remainder of the consent agenda, Mike Strader seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker. Nay: None.
 - a. **Approval of Minutes**
 - i. **Regular Meeting – January 12, 2016**
 - ii. **Special Meeting – January 19, 2016**
 - b. **Approval of Claims**
 - c. **Financial Statements**
 - d. **Approval of pension for Valerie Thurman, employee balance payment with a reduced pension benefit.**
4. **ITEMS REMOVED FROM THE CONSENT AGENDA** – Richard Adsit made the motion to approve Purchase Order 6026 and 6027, Charles Sprague seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker. Nay: None.
5. **PUBLIC APPEARANCES** – Tom Lee thanked the city for the paving work done in Western Heights and for fixing the problems with his driveway after the initial work had been finished.
 - a. **Calvin Oyster, American Heritage Bank** – Mr. Oyster presented representing the group “Moving Forward Yale”. Mr. Oyster read a letter that came from the group, showing that they would like to see issues addressed such as code enforcement and clean-up. He spoke of grant options for city businesses and volunteer opportunities with clean-up and other things. He stated we’d all like to see a cleaner and better Yale.
 - b. **Mike Craig** – Mr. Craig presented stating that four years ago he came back to Yale. He’s seen a lot of places that are as poor as Yale but even at that people took better pride in their homes and property. Buildings with no doors or windows have no place. The same properties in Yale, four years later are the same, nothings been done. Mr. Craig stated that he’s been unable to rent property he has in town for six months due to unsightly properties across the street. He asked how can the city continue to ignore this problem?
6. **GENERAL ORDERS**
 - a. **Consideration, discussion and action to set a disbursement amount for petty cash payments that can be approved and paid prior to commission approval.** – Richard Adsit made the motion to approve a \$100 disbursement amount for petty cash payments that can be paid prior to commission approval. Charles Sprague seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.
 - b. **Consideration, discussion and action to authorize execution of change order #13 to the contract between the City of Yale and The Quapaw Company.** – Richard Adsit made the motion to approve change order #13 amended to the following: Remove El Paso, Add B Street from Beaumont to Dallas and to add Boston from 5th to 4th Street. Tom Mendenhall seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.
7. **MISCELLANEOUS**
 - a. **Consideration, discussion and action concerning remediation of dilapidated buildings within the city limits of Yale, OK.** – Chief Kelly presented with 35 properties that have been in need of abatement for years, he stated a lot of these building have been in the same shape for over 30 years.

Lack of funds is a problem when needing to do property abatements. Circle B and R&R Depot both need to be cleaned up. Mr. McMillian explained the legal options for weeds, trash and property abatements. The commission directed staff to proceed with preparing a plan and to follow up on weeds, buildings and cars.

- b. Consideration, discussion and action regarding the possibility of making an application for a Community Development Block Grant to build a new fire station.** – Josh Robinson, Fire Chief presented with a CDBG/Reap combination grant option using the 1/16th and 3/8th cent county tax for matching funds. Location is key, city property would save a lot on funding. One option they are looking at is East of town between the baseball field and pavilions. Richard Adsit made the motion to authorize Mr. Robinson to proceed with preparing the application for a new fire station. Mike Strader seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.
- c. Consideration, action and review of the 2015-16 budget and consideration of possible amendments to the budget.**
 - i. Budget Amendment for Library Grants received in the amount of \$5,447.07** – Richard Adsit made the motion to approve the budget amendment for Library Grants received, Tom Mendenhall seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.
 - ii. Budget Amendment for CDBG/Reap Grant Funds received in the amount of \$106,942.14** – Richard Adsit made the motion to approve the budget amendment for CDBG/Reap Grant Funds received, Mike Strader seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.
 - iii. Budget Amendment for CDBG CIP Grant Funds received in the amount of \$20,000** – Richard Adsit made the motion to approve the budget amendment for CDBG CIP Grant Funds received, Mike Strader seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.

Mr. Smitherman requested that the commission would increase the budgeted general fund carryover amount from \$24,000 to \$99,000. – Richard Adsit made the motion to approve the increase in budgeted carryover by \$75,000 as requested by Mr. Smitherman, Tom Mendenhall seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall, Sprague, Baker Nay: None.

8. REPORTS FROM OFFICERS

- a. Report from Police Chief:** Chief Kelly reported on the recent school bus wreck, the department escorted for the Allen Christ funeral and the status of the EMS building. Charleston and West Boston will need to be watched with the new paving. The EMS vehicle will be at the Police Department during the day for response to any EMS calls.
- b. Report from City Manager:** Mr. Thompson with the State Dept. of Commerce had recently toured the town. We're at 30% usage at the wastewater treatment plant, we have another 70% available to us. Mr. Thompson visited with some members of the chamber, he had a recommendation of zoning Highway 51 as commercial. He questioned what do we want to make our town more user-friendly? Street improvements are going well, April is coming, we'll need volunteers for the city wide clean-up.
- c. Report from City Attorney:** No report

9. COMMISSIONER COMMENTS

- a. Report from Commissioner Strader:** Mr. Strader reported he'd heard good compliments on the streets.
- b. Report from Vice Mayor Adsit:** Mr. Adsit reported that the Republic Services Rep had suggested a one-pass system for the dumpster pickup. This would be a fuel savings for them so it may reduce our bill. On city vehicles do we keep an accurate account per vehicle, Mr. Adsit suggested a fuel log be kept per vehicle for both the city and trust.
- c. Report from Commissioner Mendenhall:** Mr. Mendenhall reported street lights on the highway, main street and the new street are both out. Also that all city vehicles at one time reported into dispatch every time they fueled.
- d. Report from Commissioner Sprague:** No report
- e. Report from Mayor Baker:** Mr. Baker stated abatements are hard, he recommended the city manager to start a program to get something done.

- 10. ADJOURNMENT** – Tom Mendenhall made the motion to adjourn, Richard Adsit seconded the motion which passed as follows: Yea: Strader, Adsit, Mendenhall Sprague, Baker Nay: None.

The regular meeting of the Yale City Commission was adjourned at 8:20 p.m. on Tuesday February 9, 2016.

Signed: _____
Deanna Couch, City Clerk

Signed: _____
Terry Baker, Mayor

NOTICE OF THIS MEETING WAS POSTED THE 8TH DAY OF FEBRUARY 2016 AT 6:15 P.M. AT YALE CITY HALL.