

Notice for the Midwest City Council meetings was filed for the calendar year with the City Clerk of Midwest. Public notice of this agenda was accessible at least 24 hours before the meeting at City Hall and on the Midwest City website (www.midwestcityok.org).

City of Midwest City Council Minutes

January 28, 2025

This meeting was held in the City Hall Council Chambers at City Hall, 100 N. Midwest Boulevard, Midwest City, County of Oklahoma, State of Oklahoma.

Mayor Matt Dukes called the meeting to order at 6:01 PM with the following member present:

Ward 1 Susan Eads	Ward 2 Pat Byrne	City Manager Tim Lyon
Ward 3 Rita Maxwell	Ward 4 Marc Thompson	City Clerk Sara Hancock
Ward 5 Sara Bana*	Ward 6 Rick Favors	City Attorney Don Maisch

OPENING BUSINESS. The Invocation was given by Assistant City Manager Vaughn Sullivan. The Pledge of Allegiance was led by ROTC Cadets Stevart, Thompson, Zebert and West. City Manager Lyon made Community-related announcements and comments.

CONSENT AGENDA. Eads made a motion to approve the consent agenda, with the exception to pull Item #6, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Bana, Favors and Dukes: Nay: None. Motion carried.

1. Discussion, consideration and possible action to approve December 10, 2024 meeting minutes.
2. Discussion, consideration, and possible action to approve January 14, 2025 special meeting minutes.
3. Discussion, consideration and possible action of approving supplemental budget adjustments to the following funds for FY 2024-2025, increase: Fire Capitalization Fund, expenditures/Fire (64) \$79,784. Reimbursed Projects Fund, expenditures/Stormwater (61) \$7,995. Police State Seizures Fund, expenditures/Police (62) \$15,000. Grants fund, revenues/Intergovernmental (21) \$22,500; expenditures/Transfers Out (21) \$22,500. Emergency Operations Fund, revenues/Transfers In (00) \$22,500.
4. Discussion, consideration and possible action of approving the City to hire McAfee and Taft and to join in a Class Action Lawsuit against certain Pharmacy Benefit Managers and others for damages and equitable relief arising out of the conduct of the Defendants in connection with the pricing of insulin and other drugs, and delegating to the City Manager the authority to enter into a Legal Representation Agreement with McAfee and Taft on a contingency fee basis.
5. Discussion, consideration, and possible action of 1) appointing Ms. Lori Williams as the Ward 6 representative; and 2) re-appointing Bob Osmond as the Ward 2 representative, both to the Midwest City Historical Society.

7. Discussion, consideration and possible action, declaring (2) Treadmills, (1) Printer, (2) End Tables, (28) Chairs, (2) Pictures, and miscellaneous Office Supplies, as surplus and authorizing disposal by public auction, sealed bid or destruction, if necessary.
8. Discussion, consideration, and possible action to declare (1) Chevrolet Caprice and its contents, as surplus and authorizing disposal by public auction, sealed bid or other means necessary.
6. **Discussion, consideration, and possible action of 1) declaring two of the city's five Transitional Housing Program properties surplus; and 2) authorizing the Mayor, City Manager, and/or his designee to enter into the necessary contracts to implement the proposed disposition of the properties.**

T. Craft, T. Lyon, and Brittany Hussain with Leah's Hope addressed Council. After Staff and Council discussion, Eads made a motion to approve, seconded by Favors. Voting Aye: Eads, Byrne, Maxwell, Thompson, Bana and Favors. Nay: None. Recused: Dukes. Motion carried.

DISCUSSION ITEMS.

1. Discussion and consideration of the Community Survey conducted by the ETC Institute.

J. Ryan and T. Lyon addressed Council. Robert Heacock with ETC Institute presented information. Staff and Council had discussion. No Action Needed.

*At 6:46 PM Bana left the meeting.

2. Public hearing with discussion, consideration, and possible action, passing a resolution declaring the structure(s) located at 8515 N. E. 16th St. a dilapidated building(s) as defined in Midwest City Ordinance "Section" 9-3 and abatement accordingly to the Municipal Code and setting dates to demolish and remove the structure(s) from the site.

M. Stroh addressed Council. After Staff and Council discussion, Eads made a motion to approve Resolution 2025-01, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes. Nay: None. Absent: Bana. Motion carried.

3. Public hearing with discussion, consideration, and possible action of passing a resolution declaring the structure(s) located at 1720 N. Spencer Rd a dilapidated building(s) as defined in Midwest City Ordinance "Section" 9-3 and abatement accordingly to the Municipal Code and setting dates to demolish and remove the structure(s) from the site.

Eads made a motion to approve Resolution 2025-02, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes. Nay: None. Absent: Bana. Motion carried.

4. **(MP-0019) Public hearing, discussion, consideration, and possible action of approval of the Minor Plat of Somerset Park Addition for the property described as a tract of land being a part of the Southwest Quarter (SW/4) of Section Thirty-Four (34), Township Twelve (12) North, Range Two (2) West of the Indian Meridian, Oklahoma City, described as Lot Thirteen (13) and a part of Lot Twelve (12) and Lot Fourteen (14) in Block Two (2) of Somerset Park Addition in Oklahoma County, located at 7105 Hilltop Court, Midwest City, Oklahoma.**

M. Summers addressed Council. Byrne made a motion to approve, seconded by Eads. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

5. **(PC-2191) Public hearing, discussion, consideration, and possible action on an ordinance to redistrict from Single-Family Detached Residential District ("R-6") to Community Commercial District ("C-3") for the property described as the East 528 feet of the North Half (N/2) of the South Half (S/2) of the Northeast Quarter (NE/4) of the Southeast Quarter (SE/4) of Section Two (2), Township Eleven (11) North, Range Two (2) West of the Indian Meridian, Oklahoma County, Oklahoma, located at 1021 S. Douglas Blvd., Midwest City.**

M. Summers addressed Council. After Staff and Council discussion, Eads made a motion to approve Ordinance 3575, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

6. **(PC-2192) Public hearing, discussion, consideration, and possible action on a resolution to amend the Comprehensive Plan from Single-Family Detached Residential Land Use to Medium Density Residential Land Use; and an ordinance to redistrict from Single-Family Detached Residential District ("R-6") to Simplified Planned Unit Development ("SPUD"), for the property described as a part of the Southwest Quarter (SW/4) of Section Twenty-Six (26), Township Twelve (12) North, Range Two (2) West of the Indian Meridian, Oklahoma County, Oklahoma, located at 4604 Meadowoak Dr., Midwest City.**

M. Summers addressed Council. Eads made a motion to approve Resolution 2025-03 and Ordinance 3576, seconded by Favors. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

7. **(PC-2195) Public hearing, discussion, consideration, and possible action of a resolution amending the Comprehensive Plan from Single-Family Detached Residential Land Use to Office/Retail Land use, and an ordinance to reclassify from Single-Family Detached Residential District ("R-6") to Planned Unit Development ("PUD") governed by Restricted Commercial District ("C-1") for the property described as a part of the Southeast Quarter (SE/4) of Section Six (6), Township Eleven (11) North, Range One (1) West of the Indian Meridian, Oklahoma County, Oklahoma located at 10505 SE 15th Street, Midwest City, Oklahoma.**

M. Summers addressed Council. Favors made a motion to approve Resolution 2025-06 and Ordinance 3579, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

8. (PC-2194) Public hearing, discussion, consideration, and possible action on a resolution to amend the Comprehensive Plan from Office/Retail Land Use and Single-Family Detached Residential Land Use to Medium Density Residential Land Use; and an ordinance to redistrict from Community Commercial District ("C-3") and Single-Family Detached ("R-6") to Planned Unit Development ("PUD"), for the property described as a tract of land located in the Northeast Quarter (NE/4) of Section Seven (7), Township Eleven (11) North, Range One (1) West of the Indian Meridian, Oklahoma County, Oklahoma.

M. Summers addressed Council. After Staff and Council discussion, Eads made a motion to approve Resolution 2025-05 and Ordinance 3578, seconded by Favors. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

9. (PC-2193) Public hearing, discussion, consideration, and possible action on a resolution to amend the Comprehensive Plan from Office/Retail Land Use and Medium Density Residential Land Use to Commercial Land Use and Medium Density Land Use; and an ordinance to redistrict from Planned Unit Development ("PUD") to Planned Unit Development ("PUD"), for the property described as a tract of land located in the Northwest Quarter (NW/4) of Section Eight (8), Township Eleven (11) North, Range One (1) West of the Indian Meridian, Oklahoma County, Oklahoma.

M. Summers, Chief Wipfli, C. Evenson, Luke Rountree of 1300 N Bryant, and Stuart Sherrill of 1900 Honeysuckle addressed Council. After discussion, Eads made a motion to approve Resolution 2025-04 and Ordinance 3577, seconded by Favors. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

At 7:19 PM Maisch left the meeting and returned at 7:21 PM.

At 7:23 PM Council recessed and returned at 7:34 PM.

NEW BUSINESS/PUBLIC DISCUSSION.

The following people addressed Council:

William Ginn of 601 Eddie Dr., Tegan Malone of 3305 Shadybrook Dr., Walter Jacques of 4832 Koelsoh Dr., Del City, Glenn Goldschlager of 1409 Evergreen Cir., and Hiawatha Bouldin of 9104 Oak Hollow.

FURTHER INFORMATION.

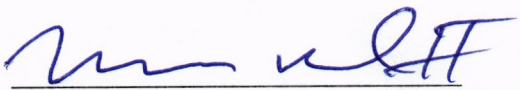
1. Review of the City Manager's Report for the month of November 2024.
2. Monthly report on the City of Midwest City Employees' Health Benefits Plan by the City Manager for November 2024.
3. Monthly Residential and Commercial Building report for November 2024 Building Report.
4. Code Enforcement report for full year of 2024.
5. Review of the May 20, 2024 Americans with Disabilities Act Transition Plan Committee Meeting Minutes.
6. Status report on the Comprehensive Plan Update for December 2024.
7. Monthly Residential and Commercial Building report for December 2024 Building Report.
8. Monthly report on the City of Midwest City Employees' Health Benefits Plan by the City Manager for December 2024.
9. Review of the December 3, 2024 Planning Commission Meeting Minutes.
10. Review of the November 5, 2024 Planning Commission Meeting Minutes.
11. Review of the City Manager's Report for the month of December 2024.

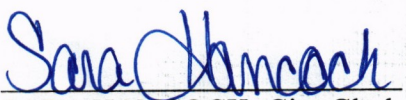
ADJOURNMENT.

There being no further business, Mayor Dukes adjourned the meeting at 7:53 PM

ATTEST:




MATTHEW D. DUKES II, Mayor


SARA HANCOCK, City Clerk

Notice for the Midwest City Municipal Authority meeting was filed for the calendar year with the City Clerk of Midwest. Public notice of this agenda was accessible at least 24 hours before the meeting at City Hall and on the Midwest City website (www.midwestcityok.org).

Midwest City Municipal Authority Minutes

January 28, 2025

This meeting was held in the City Hall Council Chambers at City Hall, 100 N. Midwest Boulevard, Midwest City, County of Oklahoma, State of Oklahoma.

Chairman Matt Dukes called the meeting to order at 7:54 PM with the following member present:

Trustee Susan Eads	Trustee Marc Thompson	General Manager Tim Lyon
Trustee Pat Byrne		Secretary Sara Hancock
Trustee Rita Maxwell	Trustee Rick Favors	Authority Attorney Don Maisch

Absent: Trustee Sara Bana

CONSENT AGENDA. Eads made a motion to approve the consent agenda, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

1. Discussion, consideration and possible action to approve the December 10, 2024 meeting minutes.
2. Discussion, consideration, and possible action to approve the January 14, 2025 meeting minutes.
3. Discussion, consideration and possible action of approving supplemental budget adjustments to the following fund for FY 2024-2025, increase: Sewer Construction Fund, expenditures/Sewer Construction (46) \$225,000. Wastewater Fund, revenue/Intergovernmental (00) \$10,000; expenditures/Sewer (43) \$10,000. Sanitation Fund, expenditures/Sanitation (41) \$176,860. Wastewater Fund, expenditures/Sewer (43) \$51,000. Sewer Construction Fund, expenditures/Sewer Construction (46) \$257,275.

DISCUSSION ITEMS.

1. **Discussion, consideration, and possible action of approving Work Order No. 2400949 to the Master Services Agreement with Garver, LLC, in the amount of \$417,245.00 to provide engineering services related to the Water Resources Recovery Facility Master Planning project.**

P. Streets and C. Evenson addressed the Trustees. After Staff and Trustee discussion, Eads made a motion to approve, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes. Nay: None. Absent: Bana. Motion carried.

NEW BUSINESS/PUBLIC DISCUSSION. There was no new business or public discussion.

FURTHER INFORMATION.

1. Review of the monthly report on the current financial condition of the Delta Hotel and the Reed Center for the period ending November 30, 2024.

ADJOURNMENT.

There being no further business, Chairman Dukes adjourned the meeting at 8:03 PM.

ATTEST:



MATTHEW D DUKES II, Chairman

SARA HANCOCK, Secretary

Notice for the Midwest City Memorial Hospital Authority meeting was filed for the calendar year with the City Clerk of Midwest City. Public notice of this meeting was accessible at 24 hours before this meeting at City Hall and on the Midwest City website (www.midwestcityok.org).

Midwest City Memorial Hospital Authority Minutes

January 28, 2025

This meeting was held in the Midwest City Council Chambers at City Hall, 100 N. Midwest Boulevard, Midwest City, County of Oklahoma, State of Oklahoma.

Chairman Matt Dukes called the meeting to order at 8:03 PM with following members present:

Trustee Susan Eads	Trustee Marc Thompson	General Manager Tim Lyon
Trustee Pat Byrne		Secretary Sara Hancock
Trustee Rita Maxwell	Trustee Rick Favors	Authority Attorney Don Maisch

Absent: Trustee Sara Bana

CONSENT AGENDA. Eads made a motion to approve the consent agenda, seconded by Favors. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

1. Discussion, consideration and possible action to approve the December 10, 2024 meeting minutes.
2. Discussion, consideration and possible action of approving an amendment to the grant awarded to the St. Matthew United Methodist Church for the repair and upgrade of the Church kitchen used for the Mobile Meal and Midweek Program Ministries.

DISCUSSION ITEM.

1. **Discussion, consideration and possible action of approving a loan agreement and terms for the Hospital Authority to loan to Sooner Town Center II (STC II) the sum of \$5,800,000.00 in a construction loan for the improvements to be made to the former Dick's Sporting Goods and delegating to the General Manager for the Hospital Authority the authority to execute any and all necessary documents.**

D. Maisch addressed the Trustees. After Staff and Trustee discussion, Favors made a motion to approve, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

NEW BUSINESS/PUBLIC DISCUSSION. There was no new business or public discussion.

EXECUTIVE SESSION.

1. **Discussion, consideration, and possible action of 1) entering into executive session, as allowed under 25 O.S. § 307(B)(3), to confer on matters pertaining to purchase or appraisal of real property in Carburetor Alley; and 2) in open session, authorizing the general manager/administrator to take action as appropriate based on the discussion in executive session.**

At 8:09 PM Eads made a motion to enter Executive Session, seconded by Favors. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

At 8:28 PM Favors made a motion to return to Open Session, seconded by Byrne. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

Byrne made a motion to authorize general manager/administrator to process as discussed, seconded by Eads. Voting Aye: Eads, Byrne, Maxwell, Thompson, Favors and Dukes: Nay: None. Absent: Bana. Motion carried.

ADJOURNMENT.

There being no further business, Chairman Dukes adjourned the meeting at 8:30 PM.

ATTEST:


SARA HANCOCK, Secretary




MATTHEW D DUKES II, Chairman