

(Amended agenda of meeting was posted outside of the Tulsa County Headquarters Building and on the Tulsa County website at www.tulsacounty.org on April 25, 2025 at 8:34 a.m.)

MINUTES
Monday, April 28, 2025

APPROVED
5/5/2025

I. CALL TO ORDER

The Board of County Commissioners (BOCC) met at the hour of 9:30 a.m., with the following members present: Commissioner Stan Sallee, Commissioner Kelly Dunkerley and Commissioner Lonnie Sims. Others present: County Clerk Michael Willis.

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

II. ROLL CALL

Commissioner Sallee, present; Commissioner Dunkerley, present; Commissioner Sims, present.

III. PROCLAMATIONS

- A. In partnership with the Tulsa County Alternative Court Programs, recognizing the month of May as National Treatment Court Month (Clerk's Misc. File No. 20250667)

The proclamation was read and presented to Program Director Ericka Jeffords. Others in attendance were Operations Manager Sean Presley, Program Coordinator Meghan Murphy, District Judge Rebecca Nightingale, Specialty Court Judge Travis Horten, Assistant District Attorney Zack Manley, Assistant Public Defender Ashley Salisbury and Deputy Kerston Boatwright.

- B. Recognizing Ms. Hannah Rogers and the Students representing the Jenks Public Schools' C-SPAN StudentCam Competition for 2025 and extends our congratulations on their winning projects (Clerk's Misc. File No. 20250668)

The proclamation was announced and will be presented at a future event.

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

IV. 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.

V. MINUTES

- A. Board of County Commissioner's Meeting of April 21, 2025

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

VI. REPORTS TO ACCEPT & FILE

- A. Elected Official - (Treasurer) - Depository Summary of Daily Analysis for 3/2025 (Clerk's Misc. File No. 20250669)

Motion made by Stan Saltee, seconded by Kelly Dunkerley, to accept and file the report. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

VII. UNFINISHED BUSINESS

- A. Bid Openings

1. TC Departments - Office Supplies

- a. Admiral Express, LLC (Clerk's Misc. File No. 20250670)
b. Lakeshore Parent, LLC dba Lakeshore Learning Materials, LLC (Clerk's Misc. File No. 20250671)
c. ODP Business Solutions, LLC (Clerk's Misc. File No. 20250672)

Motion made by Kelly Dunkerley, seconded by Stan Saltee, to refer the bids to TC Departments and Procurement for analysis, review and recommendation on 5/5/2025. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

- B. Addendums

1. Juvenile Detention - #1 to the Request for Qualifications for Architectural and Engineering Services for Juvenile Door Replacement to provide answers to vendor questions (Clerk's Misc. File No. 20250673)
2. Parks:
a. #1 to the request to advertise for O'Brien Park Baseball Scoreboards, set to open on 5/5/2025, to clarify specifications and provide answers to vendor questions (Clerk's Misc. File No. 20250674)
b. #2 to the request to advertise for O'Brien Park LED Baseball Lighting, set to open on 5/5/2025, to clarify specifications and provide answers to vendor questions (Clerk's Misc. File No. 20250675)
3. Tulsa Emergency Management Agency (TAEMA) - #1 to the request for proposals for the Demolition Contractor Voluntary Buyout Program, set to open 5/5/2025, to provide answers to vendor questions (Clerk's Misc. File No. 20250676)

Motion made by Stan Saltee, seconded by Kelly Dunkerley, to approve the addendums. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

- C. Amendment - (Board of County Commissioners) - Consider and take action on the approval or disapproval of a certain form of Agreement presented to this meeting in connection with Vision 2025, authorizing the Chairman upon advice of counsel to make changes to the form of such Agreement and to execute and deliver this Agreement and all documents and agreements as may be necessary or required for the Fifth Amendment to Capital Improvements Agreement by and between the Board of County Commissioners of Tulsa County, Oklahoma and the City of Tulsa, Oklahoma (Route 66, Project #3) (Clerk's Misc. File No. 20250677)

Motion made by Kelly Dunkerley, seconded by Stan Saltee, to approve the amendment. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

- D. Public Hearing - #2 on the Tulsa International Airport Economic Development Project Plan, to give members of the public an opportunity to be heard prior to any vote on the proposed Amended Project Plan, originally presented in the first public hearing on April 14, 2025, which provided information, including an analysis of potential positive or negative impacts, regarding the proposed Amended Project Plan. The project is being undertaken

through the conjunction and cooperation of the City and County to provide a planning framework and funding mechanism for a substantial portion of the local public investment required to support the area's aerospace economy and to generate additional, related private investment in the area surrounding Tulsa International Airport (Clerk's Misc. File No. 20250678)

Motion made by Stan Sallee, seconded by Kelly Dunkerley, to enter into public hearing at 9:40 a.m. Upon roll call, Yes - Stan Sallee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

There were no members of the public present who wished to speak.

Motion made by Stan Sallee, seconded by Kelly Dunkerley, to close the public hearing at 9:41 a.m. Upon roll call, Yes - Stan Sallee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

VIII. ACTION ITEMS

- A. New or Replacement Procurement Officers - (Juvenile) - designating Jennifer Ibarra as new Receiving Specialist for cost center CC3725 and CC3750 (Clerk's Misc. File No. 20250679)

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

- B. Requests for Approval

1. Engineers:

- a. Acceptance of Right-of-Way Easement in Tulsa County from Buffalo Land Holdings, LLC (CLS-81) (Clerk's Misc. File No. 20250680)
- b. of the 2024 Stormwater Annual Report to be submitted to ODEQ (Clerk's Misc. File No. 20250681)

2. Human Resources:

- a. Start Right Website Portal User Access for Silas Hughes, for the Tulsa County 401(a), 457(b) and PEHP Plan (Clerk's Misc. File No. 20250682)
- b. Tulsa County Hazardous Weather Policy (TCP 024) (Clerk's Misc. File No. 20250683)

3. Parks - to accept donations for the 2025 Employee Appreciation events from Pinot's Palette, value \$80 and Tulsa Ballet, value \$300 (Clerk's Misc. File No. 20250684)

4. Tulsa Area Emergency Management Agency (TAEMA) - of final settlement statement for Voluntary Flood Acquisition Program for property located at 1601 South 168th West Avenue, Sand Springs, OK 74063, CMF #20250426, VBP #924 (Clerk's Misc. File No. 20250685)

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

- C. Resolution - (Tulsa Metropolitan Area Planning Commission) - #2935:1065 Tulsa County Comprehensive Plan Amendment, TCCP-14, for the North Tulsa County and South Tulsa County area plans from various zoning districts to the Highway 75 Planning Area for a more strategic approach with forward thinking vision. On April 16, 2025, during the regular Planning Commission meeting, the TMAPC voted 8-0-1 to recommend that the Tulsa County Board of County Commissioners approve per staff recommendation (Clerk's Misc. File No. 20250686)

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

D. Agreements

1. Assessor - Total Assessment Solutions, Corp., (TASC), to provide GPS services for FY25 on previously drilled and producing oil and gas wells, gas plants, and compressor stations that were installed between 1/1/2024, through 12/31/2024, cost of \$40,000 (Clerk's Misc. File No. 20250687)
2. Building Operations - Project performance for the HQ Cooling Tower Replacement project, awarded to Forrest Shoemaker AC, Inc., CMF #20250484, in the amount of \$452,253 (Clerk's Misc. File No. 20250688)
3. Human Resources - McAtee and Cassody, PLLC, for representation in all matters relating to defense of Workers Compensation Claims (Clerk's Misc. File No. 20250689)
4. IT - Workday, Inc., for Deployment Tenant Management software services. If approved, the term of this agreement shall begin upon approval at a cost of \$28,800, to be invoiced on 7/1/2025, in accordance with the Master Service Agreement originally approved on 3/2/2020, CMF #20200471 (Clerk's Misc. File No. 20250690)
5. Juvenile Bureau - Moss Adams, LLP, Statement of Work for efficiency assessment with particular focus on staffing, roles and responsibilities, and capacity to implement operational improvements to align with state requirements (Clerk's Misc. File No. 20250691)
6. Parks:
 - a. Blondie's Shaved Ice, to provide concessions at Chandler Park, from 6/1/2025 through 7/1/2025; fee \$100 (Clerk's Misc. File No. 20250692)
 - b. Ladies of Elegance, for use of O'Brien Park Gym, Kitchen and Reception Room #2 to hold a fundraiser event on 5/24/2025, from 9:00 a.m. to 3:00 p.m.; fee \$600 (Clerk's Misc. File No. 20250693)
 - c. United States Specialty Sports Association, for use of O'Brien Baseball Fields #1-4 on 5/2-4/2025, to hold baseball tournaments; fee \$150 per field/per day (Clerk's Misc. File No. 20250694)
7. Sheriff - International Association of Chiefs of Police (IACP), for eleven Sergeant Testing Examinations; cost \$1,500 (Clerk's Misc. File No. 20250695)

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

E. Agreement Renewals

1. County Clerk - eRecording Partners Network, LLC, for renewal of CMF #20240594 for FY 2025-2026 (Clerk's Misc. File No. 20250696)
2. Human Resources:
 - a. Bankers Fidelity Life Insurance Company, dba Atlantic American, for renewal of CMF #20240788 for FY 2025-2026 (Clerk's Misc. File No. 20250697)
 - b. BOKF, NA:
 - 1) 401(a) Adoption Agreement, for renewal of CMF #20240930 for FY 2025-2026 (Clerk's Misc. File No. 20250698)

- 2) 457(b) Deferred Compensation Adoption, for renewal of CMF #20240931 for FY 2025-2026 (Clerk's Misc. File No. 20250699)
- 3) 457(b) Deferred Compensation Plan, for renewal of CMF #20240932 for FY 2025-2026 (Clerk's Misc. File No. 20250700)
- 4) 457(b) Deferred Compensation Trust Agreement, for renewal of CMF #20240933 for FY 2025-2026 (Clerk's Misc. File No. 20250701)
- 5) 401(a) Adoption Agreement (Amendment One), for renewal of CMF #20240934 for FY 2025-2026 (Clerk's Misc. File No. 20250702)
- 6) Financial Agreement for 401(a), 457(b) and PHEP, for renewal of CMF #20240935 for FY 2025-2026 (Clerk's Misc. File No. 20250703)
- 7) PEHP Trust Agreement, for renewal of CMF #20240936 for FY 2025-2026 (Clerk's Misc. File No. 20250704)
- c. Identity Force, a Transunion Brand, for renewal of CMF #20240938 for FY 2025-2026 (Clerk's Misc. File No. 20250705)
3. Highways:
 - a. Advance Alarms, Inc.:
 - 1) District #1, for renewal of CMF #20240457 for FY 2025-2026 (Clerk's Misc. File No. 20250706)
 - 2) District #2, for renewal of CMF # 20240691 for FY 2025-2026 (Clerk's Misc. File No. 20250707)
 - 3) District #3, for renewal of CMF #20240595 for FY 2025-2026 (Clerk's Misc. File No. 20250708)
 - b. ImageNet Consulting, LLC:
 - 1) Highway Construction, for renewal of CMF #20240690 for FY 2025-2026 (Clerk's Misc. File No. 20250709)
 - 2) District #2, for renewal of CMF #20240692 for FY 2025-2026 (Clerk's Misc. File No. 20250710)
 - 3) District #3, for renewal of CMF #20240596 for FY 2025-2025 (Clerk's Misc. File No. 20250711)
4. Sheriff - Color Free Systems Technologies International, Inc., for renewal of CMF #20240542 for FY 2025-2026 (Clerk's Misc. File No. 20250712)

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

- F. Request to Advertise for Bids - (Building Operations) - Janitorial Services (Clerk's Misc. File No. 20250713)

Motion made by Stan Saltee, seconded by Kelly Dunkerley, to approve the request to advertise. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

- G. Inventory Resolution - (Parks) - Asset disposal: junked - Club Car Carryall, D&D pump and John Deere tractor; lost - Craftsman tool set (Clerk's Misc. File No. 20250714)

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

- H. Travel Training - (IT) - Dan Pease to attend the CIO Roundtable in Big Sky, MT on 6/16-19/2025; cost \$500 (Clerk's Misc. File No. 20250715)

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

- I. Claims to be Disallowed - Secretary of Tulsa County Election Board, #00703, Fund #100 PO #148908 Warrant #500080806 Amount Paid: \$390 Reason: Supplier billed incorrectly, cancelled invoice (Clerk's Misc. File No. 20250716)

Motion made by Kelly Dunkerley, seconded by Stan Sallee, to cancel and disallow the claim. Upon roll call, Yes - Stan Sallee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

- J. Claims

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

- K. Payroll claims

- 1. Biweekly for 4/5 - 4/18/2025
- 2. Monthly for 4/2025

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

- L. Blanket Purchase Orders and Emergency Purchase Orders

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

- M. Consideration and Approval of Construction Program Payments

- 1. Vision Tulsa (Clerk's Misc. File No. 20250717)
 - a. Sales Tax/Bond Funded Projects Recommended for Payment
 - 1) Creditor: On Call Services and Rentals; Fund H171S/PJ1027; Item: 171st St. S. Improvements US Hwy 64 to 161st E. Ave.; Purpose: Rental; Amount Paid \$58.52
 - b. Use Tax Funded Projects Recommended for Payment
 - 1) Creditor: Sherwood Construction Co, Inc.; Fund H171S/PJ1027; Item: 171st St. S Improvements US Hwy 64 to 161st E. Ave.; Purpose: Materials; Amount Paid \$1,650
- 2. TCIA - Juvenile Justice Capital Improvement 16 Construction Fund Payment: (Clerk's Misc. File No. 20250718)
 - a. Creditor: Apax Glass Inc.; Fund: 505; Item: Invoice #SO1613-IN; Purpose: Supply and installation of storefront aluminum framing glass; Amount Paid: \$14,950

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

N. Juvenile Detention Home Update to Accept & File for April 15 - 23, 2025 (Clerk's Misc. File No. 20250719)

David Parker presented the following update:

Transports: The Custody and Control team has efficiently completed two medical transports.

Quality of Life: We have started receiving the new beds for the facility and are actively working on distributing them to the units.

Operational: A pre-bid meeting with the architect and engineers regarding the door replacement project took place on 4/22/2024.

Number of Residents 27 as of 4/23/2025: Charge/Number of Residents Charged: First Degree Murder – 4; Robbery with Firearm – 1; Minor in Possession of Weapon after Adjud – 2; Bench Warrant – 2; Robbery by 2 or more persons – 3; Burglary II – 2; Judicial Order to Detain – 1; Burglary III – 1; Threatening Violent Act-Misd – 2; Domestic Abuse by Strangulation – 1; Domestic A/B w/Deadly Weapon – 1; Robbery First Degree – 1; Elude Police/Endangering Others – 1; Assault w/Dangerous Weapon – 2; Shooting with intent to kill – 2; Lewd Proposals/Acts w/Child – 1

Motion made by Stan Saltee, seconded by Kelly Dunkerley, to accept and file the update. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

O. Executive Sessions - (District Attorney) - Requested by Andrew Higginbotham:

1. Pursuant to 25 O.S. § 307(B)(3), I am requesting that this matter be discussed in Executive Session between the Board and its attorney, for the purpose of confidential communications concerning possible official action regarding the purchase or appraisal of real estate. to wit: *TAEMA Voluntary Flood Acquisition Program – VBP #938, Buckner*
2. Pursuant to 25 O.S. § 307(B)(3), I am requesting that this matter be discussed in Executive Session between the Board and its attorney, for the purpose of confidential communications concerning possible official action regarding the purchase or appraisal of real estate, to wit: *TAEMA Voluntary Flood Acquisition Program – VBP #1175, Klare*

Motion made by Kelly Dunkerley, seconded by Stan Saltee, to go into Executive Session. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion Carried.

Executive Session commenced at 9:46 a.m.

Motion made by Kelly Dunkerley, seconded by Stan Saltee, to reconvene the regular meeting at 9:51 a.m. Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

P. Discussion and Possible Action Regarding Executive Session Items

Motion made by Stan Saltee, seconded by Kelly Dunkerley, to authorize the District Attorney to proceed as discussed in Executive Session, to-wit: *TAEMA Voluntary Flood Acquisition Program - VBP# 938, Buckner* (Clerk's Misc. File No. 20250720) *and TAEMA Voluntary Flood Acquisition Program - VBP# 1175, Klare* (Clerk's Misc. File No. 20250721). Upon roll call, Yes - Stan Saltee, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

IX. 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.

X. ADJOURN

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

BOARD OF COUNTY COMMISSIONERS

Lonnie Sims, Chairman

ATTEST:



Michael Willis, Tulsa County Clerk

