

APPROVED
11/10/2025

MINUTES
Monday, November 3, 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: Chief Deputy Michael Craddock, representing Commissioner Stan Saltee, 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

Chief Deputy Craddock, present; Commissioner Dunkerley, present; Commissioner Sims, present.

III. PLEDGE OF ALLEGIANCE

Chief Deputy Vancuren led the Pledge of Allegiance.

IV. MINUTES

A. Board of County Commissioner's Meeting of September 27, 2025

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

V. UNFINISHED BUSINESS

A. Amendments - Engineers:

1. #3 to the Fiscal Year 2024/2025 Paving Plan approved by the Board of County Commissioners on March 17, 2025, CMF #20250413, first amended on May 5, 2025, CMF #20250733, and last amended on August 25, 2025, CMF #20251699, for N. Sheridan Rd., 126 N. to 136th Street N., to be changed from FDR & Overlay to Patch & Overlay (Clerk's Misc. File No. 20252120)
2. #4 to the engineering service agreement with Professional Engineering Consultants, P.A., (PEC) for 91st Street S. from US Highway 75 to Elwood Avenue, CMF #244556, for additional design services. This amendment increases the original contract by \$35,000 for a new total contract amount of \$461,250 (Clerk's Misc. File No. 20252121)

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

B. Change Orders

1. Parks - #2 to the O'Brien Park Improvements, Stava Building, LLC, dba Lyle Building Group, for the O'Brien Parks Improvements project, CMF #20240910, for projected costs of swing gates and sod modifications, to decrease the sum by \$19,483.40 for a new contract sum of \$3,631,847.28 (Clerk's Misc. File No. 20252122)
2. Board of County Commissioners - #5 with J.E. Dunn Construction Company for Construction Management at Risk Services for the Tulsa County Courthouse

Renovation projects, CMF #20240200, for alternate work hours beginning November 7, 2025, through November 24, 2026, this change will modify the site work hours to Monday through Friday, 5:00 p.m. to 3:30 a.m., and increase the contract price by \$1,671,411.00, resulting in a new total of \$30,624,236 (Clerk's Misc. File No. 20252123)

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

VI. ACTION ITEMS

A. Reappointments – (Board of County Commissioners) - Commissioner Sims:

1. of Joe Shelton to the Tulsa County Criminal Justice Authority Sales Tax Overview Committee for a three-year term to expire December 1, 2028 (Clerk's Misc. File No. 20252124)
2. of Pam Vreeland to the Tulsa County Criminal Justice Authority Sales Tax Overview Committee, for a five-year term to expire December 1, 2030 (Clerk's Misc. File No. 20252125)

Motion made by Michael Craddock, seconded by Kelly Dunkerley, to approve the reappointments. Upon roll call, Yes - Michael Craddock, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

B. Requests for Approval

1. Board of County Commissioners - Discussion and possible action to approve the changing of the title of the Public Information Officer to Director of Media and Communications and to authorize implementation of the Tulsa County Media and Communications Team

The Commissioners expressed their appreciation for the job that Ethan Hutchins has done in increasing Tulsa County's media presence and need to streamline the team, commenting on budget and HR issues and vision for the position. The Chief Deputies will continue to work through the issues. Motion made by Kelly Dunkerley, seconded by Michael Craddock, to defer action for two weeks. Upon roll call, Yes - Michael Craddock, Kelly Dunkerley, Lonnie Sims. No - None. Abstain - None. Motion carried.

2. Engineers:

- a. Investment Properties, LLC, Series 2, to extend the offer of compensation in the amount of \$163,704, for Tulsa County Parcels: 3, 3.1, to acquire a permanent right of way, plus damages affected by the project at 86th St. N. Memorial Drive to U.S. 75, J/P: 19TCO01 (Clerk's Misc. File No. 20252126)
- b. Park Meadows Mini Storage, LLC, to extend the offer of compensation in the amount of \$113,920, for Tulsa County; Parcels: 2, 2.1, 2.2 to acquire a permanent right of way, plus damages affected by the project at 86th St. N. Memorial Drive to U.S. 75, J/P: 19TCO01 (Clerk's Misc. File No. 20252127)
- c. Samuel T. Slavens and Carolina G. Slavens, to extend the offer of compensation in the amount of \$3,600 for Tulsa County; Parcel: 5.1 to acquire a permanent right of way, plus damages affected by the project at 86th St. N. Memorial Drive to U.S. 75, J/P: 19TCO01 (Clerk's Misc. File No. 20252128)
- d. The Darrell and Connie Boerstler Living Trust, to extend the offer of compensation in the amount of \$5,400, for Tulsa County; Parcel: 6.1 to acquire a permanent right of way, plus damages affected by the project at 86th St. N. Memorial Drive to U.S. 75, J/P: 19TCO01 (Clerk's Misc. File No. 20252129)

- e. The Leslie N. Jr., and Ada S. Johnston Revocable Trust, to extend the offer of compensation in the amount of \$7,250, for Tulsa County; Parcels: 7.1, 8.1 to acquire a permanent right of way, plus damages affected by the project at 86th St. N. Memorial Drive to U.S. 75, J/P: 19TCO01 (Clerk's Misc. File No. 20252130)
- f. Thomas Igler, Chairman, Jimmie Zinn and James L. Danyeur, Trustees of the Gospel Assembly Church Trust, to accept the settlement offer of compensation in the amount of \$37,695, for Tulsa County; Parcel: 32.1 to acquire a permanent right of way, plus damages affected by the project located at 86th St. N. Memorial Drive to U.S. 75, J/P: 19TCO01 (Clerk's Misc. File No. 20252131)

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

- 3. Tulsa County Industrial Authority (TCIA), to authorize the Bank of Oklahoma to issue a check in the amount of \$1,062.50, to Crawford & Associates, P.C., from the Tulsa County Agency Fund for professional services in connection with the preparation of the annual financial statement for FY25 (Clerk's Misc. File No. 20252132)

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

C. Requests to Accept and File - Tulsa Area Emergency Management Agency (TAEMA) - Acceptance of Voluntary Flood Acquisition Program Deed:

- 1. VBP #897 Williams, conveying the property located at 15402 West 18th Street South, Sand Springs, OK 74063 to Tulsa County, Oklahoma along with the previously approved Voluntary Flood Acquisition Program Deed Restrictions. This deed is part of the Voluntary Flood Acquisition Program run by the County. The contract for the purchase of this land was approved as CMF#29251338. The closing was approved as CMF#20251712 (Clerk's Misc. File No. 20252133)
- 2. VBP #933 Barnes, conveying the property located at 702 West 29th Street, Sand Springs, OK 74063 to Tulsa County, Oklahoma along with the previously approved Voluntary Flood Acquisition Program Deed Restrictions. This deed is part of the Voluntary Flood Acquisition Program run by the County. The contract for the purchase of this land was approved as CMF#20251534. The closing was approved through CMF#20251916 (Clerk's Misc. File No. 20252134)
- 3. VBP #954 Lindley, conveying the property located at 706 West 27th Court, Sand Springs, OK 74063 to Tulsa County, Oklahoma along with the previously approved Voluntary Flood Acquisition Program Deed Restrictions. This deed is part of the Voluntary Flood Acquisition Program run by the County. The contract for the purchase of this land was approved as CMF#20251535. The closing was approved as CMF#20251968 (Clerk's Misc. File No. 20252135)
- 4. VBP #1011 Pittman, conveying the property located at 13533 North Hartford Avenue, Skiatook, OK 74070 to Tulsa County, Oklahoma along with the previously approved Voluntary Flood Acquisition Program Deed Restrictions. This deed is part of the Voluntary Flood Acquisition Program run by the County. The contract for the purchase of this land was approved as CMF#20251536. The closing was approved as CMF#20251916 (Clerk's Misc. File No. 20252136)

5. VBP #1168 Hamby, conveying the property located at 2800 Bermuda Avenue, Sand Springs, OK 74063 to Tulsa County, Oklahoma along with the previously approved Voluntary Flood Acquisition Program Deed Restrictions. This deed is part of the Voluntary Flood Acquisition Program run by the County. The contract for the purchase of this land was approved as CMF#20251595. The closing was approved as CMF#20252001 (Clerk's Misc. File No. 20252137)

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

- D. Resolution - (Engineers) - County Improvements for Road and Bridges (CIRB), and Oklahoma Department of Transportation (ODOT), to execute the improvements and modification of CO RD Industrial Ave., over Sand Creek APPX 0.7 MI N & 0.2 MI W SH51/SH97/US 64 JCT in Sands Springs AKA BR 231, State Job Piece 30608(04), Project Number STP- 0608(004)CI (Clerk's Misc. File No. 20252138)

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

E. Agreements

1. Court Clerk - Cisco-Eagle, for material and installation of 150 shelving units as well as tear out and disposal of existing sliding shelves, cost of \$76,224 (Clerk's Misc. File No. 20252139)
2. Sheriff - Miller Mendel, Inc., for web-based Software as a Service ("SaaS") subscription to assist in the management of pre-employment background investigations through a background investigation management system (Clerk's Misc. File No. 20252140)
3. Tulsa Area Emergency Management Agency (TAEMA):
 - a. Jimmy McKnight and Paula McKnight, VBP 968 McKnight, for purchase contract for the property located at Lot Ten (10), Block Four (4), Town and Country Acres No. 2, a Subdivision in Tulsa County, according to the recorded Plat No. 3013 (Clerk's Misc. File No. 20252141)
 - b. Wendy J. Jones, VBP 1212 Jones, for purchase contract for the property located at Lot Thirty (30), Block Seven (7), Meadow Valley, an Addition to the City of Sand Springs, Tulsa County, State of Oklahoma, according to the recorded Plat No. 3255 (Clerk's Misc. File No. 20252142)

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

- F. Requests to Advertise for Bids - (Engineering/Highways) - Pavement Treatment Services (Clerk's Misc. File No. 20252143)

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

- G. Inventory Resolution - (County Clerk) - Asset Transfer to IT; Dell Latitude 5500 Laptop (Clerk's Misc. File No. 20252144)

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

H. Utility Permits - Engineers:

1. Cox Communications, for the parallel of S. 65th W. Ave., approximately 0.42 mi. N. of U.S. Route 66 (Clerk's Misc. File No. 20252145)
2. Okmulgee County Rural Water District #6, for the cross of S. Harvard Ave., approximately 0.4 mi. N. of 201st St. S. (Clerk's Misc. File No. 20252146)

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

I. Travel/Training

1. Board of County Commissioners:

- a. Brian Malone to Bixby Chamber Monthly Meeting on 11/5/2025, at Bixby High School; in the amount of \$25 (Clerk's Misc. File No. 20252147)
- b. Deborah Medley to Bixby Chamber Monthly Meeting on 11/5/2025, at Bixby High School; in the amount of \$25 (Clerk's Misc. File No. 20252148)
- c. Ethan Hutchins to Bixby Chamber Monthly Meeting on 11/5/2025, at Bixby High School; in the amount of \$25 (Clerk's Misc. File No. 20252149)
- d. Mark Vancuren to National Association of Counties Conference in Washington D.C., on 2/21-24/2026; in the amount of \$550 (Clerk's Misc. File No. 20252150)

2. OSU Extension:

- a. Laurie Peetoom to Administrative Assistant conference in Afton, OK, on 11/4-6/2025; in the amount of \$500 (Clerk's Misc. File No. 20252151)
- b. Catherine Gies to Administrative Assistant conference in Afton, OK, on 11/4-6/2025; in the amount of \$500 (Clerk's Misc. File No. 20252152)
- c. Debra Owens to Administrative Assistant conference in Afton, OK, on 11/4-6/2025; in the amount of \$500 (Clerk's Misc. File No. 20252153)

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

J. Claim to be Disallowed: Vendor: Golf Course Superintendents, Fund #395 PO #153802 Warrant #500083453 Amount Paid: \$530 Reason: Employee no longer works here, payment not needed (Clerk's Misc. File No. 20252154)

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

K. Claims

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

L. Blanket Purchase Orders and Emergency Purchase Orders

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

M. Consideration and Approval of Construction Program Payments

1. Vision Tulsa County (Clerk's Misc. File No. 20252155)
 - a. Sales Tax/Bond Funded Projects Recommended for Payment

- 1) Creditor: Traffic Engineering Consultants Inc.; Fund #H193E/PJ1028; Item: 31st, 41st, 51st Roundabouts on 193rd (County Line); Purpose: Consultant; Amount Paid: \$7,800

b. Use Tax Funded Projects Recommended for Payment

- 1) Creditor: Capital Market Properties LLC; Fund #: HW86N/PJ1047; Item: 86th St. N. Improvements to HWY 75; Purpose: ROW's; Amount Paid: \$15,000

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

- N. Juvenile Detention Home Update to Accept & File for October 22-29, 2025 (Clerk's Misc. File No. 20252156)

David Parker presented the following update:

- Transport: Custody and Control successfully conducted one medical transport during this reporting period.
- Staffing: Five candidate interviews were conducted, one of whom will be moving forward with the pre-hire process; no new hires were made, and four staff terminations.
- Programming: The Restorative Justice Institute of Oklahoma is a newly implemented program now being offered at our Juvenile Detention Home.

Number of Residents 33 as of October 29, 2025: Charge/Number of Residents Charged:

First Degree Murder – 4; Robbery by 2 or more persons – 1; Robbery w/firearm – 3; Bench Warrant – 2; Trafficking Illegal Drugs – 1; Assault and Battery – 2; A&B by Means likely to Produce Death – 1; Poss Firearm Minor Misd – 2; Shooting w/Intent to Kill – 2; Minor in Poss of Weapon after Adjud. – 3; Burglary I – 2; Possession of Stolen Vehicle – 3; A/B w/Deadly Weapon – 2; Sexual Battery – 1; Burglary II – 2; A/B w/Deadly Weapon – 2

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

VII. 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, Public Information Officer, Office of Government Efficiency & Transparency, Social Services, Procurement, Assessor, County Clerk, Court Clerk, Sheriff, Treasurer, District Attorney, Drainage District #12, Expo Square, Juvenile Bureau, Juvenile Detention, 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.

VIII. NEW BUSINESS

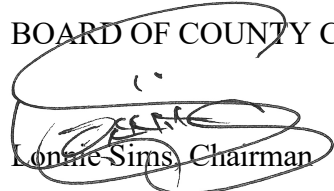
In accordance with the Open Meeting Act, Title 25 O.S. § 311.A.10, new business is defined as any matter not known about or which could not have been reasonably foreseen prior to the time of posting the agenda.

There was no new business.

IX. ADJOURN

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

BOARD OF COUNTY COMMISSIONERS


Lonnie Sims, Chairman

ATTEST:



Michael Willis, Tulsa County Clerk

