

CITY OF KREBS  
COUNCIL MEETING MINUTES  
OCTOBER 16, 2018

1. Bobby Watkins called the meeting to order.
2. Julia Casey, City Clerk called roll. Bobby Watkins – Present, Tommy Walker – Present, Connie Poole – Present, Jason Wagnon – Present, Daulfin Bennett – Present.
3. PRAYER AND PLEDGE OF ALLEGIANCE
4. CONSIDER AND ACT TO APPROVE THE MINUTES OF THE SEPTEMBER 18, 2018 COUNCIL MEETING. Mayor Watkins asks for a motion. Connie Poole makes the motion. Daulfin Bennett seconds the motion. Mayor Watkins calls for a vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes. Motion passes.
5. CONSIDER AND ACT TO APPROVE THE CLAIMS. Mayor Watkins asks for a motion. Jason Wagnon makes a motion. Connie Poole seconds the motion. Mayor Watkins calls for a vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker asks about the \$4000 spent on wasp spray. Ed states will look in to. Tommy Walker – yes. Motion Passes.
6. REVIEW CITY OF KREBS FINANCIAL STATEMENT WITH MIKE KERN. Mike is absent. Mayor Watkins asks Kay Scott had anything. Kay states not at this point but later line items she will discuss.
8. BUSINESS PREVIOUSLY CONSIDERED  
  
NONE
9. BUSINESS NOT PREVIOUSLY CONSIDERED.
  - A. CONSIDER AND ACT TO APPROVE THE CLOSING OF THE ALLEY LYING BETWEEN LOTS 1 AND 6, IN BLOCK 91, TOWN OF KREBS, PITTSBURG COUNT, STATE OF OKLAHOMA. PROPERTY BEING SOLD AND CAN NOT GET FINANCING WITH ALLEY IN MIDDLE OF PROPERTY. Mayor Watkins asks Terry Kinyon if he had all his stuff done that he needed to have done. Terry replied yes. Mayor Watkins states there is no one here to protest. He has looked into it, no big deal and asks for a motion Tommy Walker makes the motion. Daulfin Bennett seconds the motion. Mayor Watkins takes a vote. Tommy Walker – yes, Connie Poole – yes, Jason Wagnon – yes, Daulfin Bennett – yes. Motion Passes

B. CONSIDER AND ACT TO APPROVE TO HIRE INFRASTRUCTURE SOLUTIONS GROUP FOR THE PROJECT OF BUILDING SIDEWALKS FROM DEERINWATER PARK WALKING TRAIL TO GARFIELD AVE. THIS IS PART OF THE TAP GRANT WE HAVE APPLIED FOR. TOTAL QUOTED FOR THIS PROJECT IS \$93,000.00 WITH ODOT TAP GRANT OF \$74,400.00, AMOUNT FROM CITY WOULD BE \$18,600.00. Robert Vaughn engineer with Infrastructure Solutions addressed council with Ed Klink. Ed states cannot vote on tonight, but wants the council to know about it. There is an intersection that we have a dangerous thing for kids. Has been discussed before, want to take the old railway and make into walking trail to allow children to cross road safely and have a walk way. Thinks it is worthwhile and we need to prepare for it if the council chooses to go forward. Have been told that ODOT has said they would be happy to see Krebs embark in this. Robert Vaughn added we will not be able to hire engineer yet because there is a procurement process that is required by ODOT. Has spoken to grant writer, this has been turned in to ODOT and the ODOT will schedule appointments with us to come look at the project to make sure it is in line with what they give grant for. Robert handed out the exhibits that were put together. Initially they were going to start at the school take a safe ADA sidewalk from the school to Deerinwater park. Had met with the school there is a lot of walkers. Big picture wise this project had a Hawk Light, this is not for the TAP Grant this is just the overall big picture. The light itself is \$200,000. They got the number that the City could work with from Ed and came up with \$15,000 - \$20,000. The engineers took that and started at the park to see how far they could take the sidewalk from there. Since working with an 80-20 match we cannot get the light, so they started at the other end. TAP application is the logically way that eventually we can get the Hawk light. The TAP application also gets us some ADA parking. Everything is tied in to get all ADA approved sidewalks which means wheelchair assessable from the track to the bathrooms and parking lot. He described the Safe- Route to School application, states is not been open yet, that is the Big picture one that we will do with a light. We are not doing away with helping the school it will jut be another application. Connie Poole asked about cost. Robert said the cost estimate that he gave was for the smaller project and that is the TAP application. States Jason has submitted this already for us. There is no guarantee to get this grant. The procurement process first step had to submit preselection list to ODOT if we get grant, we have to pick 3 names and interview all 3 firms. Then make selection different ways to select. ODOT Gives you list to pick from, but still have to go thru process. The way agenda is read we can't take action tonight. Robert asks for any questions. Tommy Walker asks about the crossing on Electric will there be signs in place. Ed and Robert both said there would be signs in place, ramps, painted crosswalk across street. Robert states you can put a pedestrian push button sign to help with crossing says that could be added for extra cost. Ed states we want to not only have this for the school children, but for anyone in town that would like to take walks. Would like to eventually have walk- way from HWY 69 to HWY 270 and this is a starting point. Connie Poole asks if this was a sure thing. Robert says nothing is a sure thing. Connie wants to make sure school is included. Robert says not included in this grant. Robert and Ed explain that they will be starting at the other end since the TAP Grant will not be enough to cover the Hawk Light. The Safe Route to School will be the one that would cover the light and cross walk at the school. That grant has less match, we will pay 80% of the design fees and ODOT pays

100% of the construction fees on the Safe Routes Grant, on a \$400,000 project that means less out of pocket for the City. The Safe Routes to School Grant will be a very competitive grant to get. The TAP Grant gets the ball rolling. City has better chance of getting TAP Grant rather than the big one. We will keep trying and applying for other grants to eventually get the light for the school. Ed states nothing is guaranteed, this will be a long-term project and this is our starting point. Pat Layden asks if we are just applying for grants. Robert states TAP Grant was submitted last week for the \$100,000. The over-all project will be around \$400,000. Pat says after the grant is approved then the engineers will come back and approve the hiring. Connie verifies we can't approve this tonight. Robert said this is more of an information for the council to keep them up to speed on what is going on. Ed states he would like to happen is the council talks to the people of the community and see what they would like. Mayor Watkins states seems would be a nice project. The only sidewalk Krebs has is the one thru Main Street and the sidewalks are not wheel chair assessible. Robert says the people of the community might be able to give a direction of what they want. Tommy Walker asks where the \$18,000 came from. Per Ed we have put money back. Mayor Watkins asks for any comments. Ed states he would like for the council to come see him if they have any questions and with mayor permission from the Mayor and council, they will pursue it and asks Pat Layden if they can vote on that. Per Pat they can't vote on anything this is just an FYI not on agenda. Robert asks if it should be struck off the agenda. Connie asks if can just be tabled for now. Pat said could be tabled. Mayor Watkins asks for a motion to table. Connie Poole makes a motion. Jason Wagnon seconds the motion. Mayor Watkins takes a vote. Tommy Walker – yes, Connie Poole – yes, Jason Wagnon – yes, Daulfin Bennett – yes. Motion tabled.

C. CONSIDER AND ACT TO APPROVE ORDINANCE NO. 18-05 WHICH WILL AMEND THE ABATEMENT PROCESS. Ed addressed the council. We had done this 2 or 3 years ago and some how this did not get put in there. Gone back and rewritten this ordinance to allow the City to condemn buildings if nothing else we can tear down buildings and clean up the City. There are a couple of properties that have been cleaned up. This is what this ordinance will do, allow us to go in and clean up the abandoned houses in Krebs. There are some cooperative people but more than not it is a struggle. Now that we have a good set up it will help. Tommy asks Pat if he was familiar with this. Pat states he has looked through it. His recommendation is to pass it. Mayor Watkins asks for a motion Tommy Walker makes motion. Jason Wagnon seconds the motion. Mayor Watkins takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker -yes. Motion passes.

D. CONSIDER AND ACT TO APPROVE AMMENDING ORDINANCE NO. 85-6 WITH ORDINANCE NO. 18-06. ORDINANCE FOR TAXATION RELATING TO ALCOHOLIC BEVERAGES, FEE SCHEDULE. Kay Scott addressed the council. The current fee schedule we have is from 1985. Julia has contacted the ABLE Commission for their fees since we can't exceed theirs. Mayor Watkins asks what would this be for the City permit. Kay says this is what the fee schedule is. Mayor Watkins asks if it was \$750. Julia advised him the \$750 is only for beer,

if they sell/ serve anything other than beer it is \$1000.00. Mayor verified any one selling beer in Krebs must pay the City \$750, as not a permit but an occupation tax levy. Kay verified he was correct. Pat Layden the law was passed to be able to sell higher count beer and wind this ordinance is just updating our fee schedule. Julia, before law we had 2 fees \$25.00 and \$1000.00, nothing in between. The ABLE Commission determines if they sell it for consumption on premises or to distribute, there is a different cost. Pat, if they have a little bar the cost is \$500. Mayor asks if anyone has paid it. Per Julia everyone has except Loveras. Connie asks if there was a deadline. Pat & Julia, it is a yearly fee. Tommy verified if they have a bar and sell on premises it is only \$500. Julia verifies correct. Tommy asks if same cost that people pay in McAlester. Pat, this is a recommendation from the ABLE Commission, we do not know what McAlester pays. Mayor asks what if they sell mixed drinks. Julia, if anything other than beer is served it will be \$1000. Tommy asks about the pool hall. Julia, theirs is \$500, they are only serving beer. Connie was unaware of any pool hall. Julia and Tommy explain it is off Exit 31 and is family orientated, bar is separate that the restaurant. Mayor Watkins asks for a motion. Connie Poole makes motion. Daulfin Bennett seconds motion. Mayor takes vote. Tommy Walker – yes, Connie Poole – yes, Jason Wagnon – yes, Daulfin Bennett – yes. Motion passes.

- E. CONSIDER AND ACT TO APPROVE RESOLUTION NO 18-01, IMPLEMENTING A SAFETY POLICY INCLUDING DISCIPLINARY ACTIONS. Ed Klink addressed council. Person who heads up safety department is Julia. Has put together a handbook that briefly describes everything we do. We need to not just talk about safety, we need to practice being safe. To ensure something to back it up. If you can't maintain safe working habits or just don't want to this is not the place for you. A couple years ago we got a construction box for excavation, which could have been used for many water breaks, nobody was using it until someone showed up and told them they had to. We need to make sure each of us is as safe as we can be at all times. Tommy Walker asks if this includes hard hats. Ed, it includes everything. Tommy, did this awhile ago and he still does not see anyone wearing hard hats. Julia, there has not been a policy in place and that is why we set up this policy. With OSHA laws and regulations, the City has to something or they will get fined. The main reason is the safety of our people. Policy needs to be regulated and that includes disciplinary actions which are broken down in the safety manual. Tommy thought they had a policy 10-15 years ago. Ed, there was a lady who redid the handbook a few years ago and this policy never got put in there. Mayor Watkins asks for a motion. Daulfin Bennett makes a motion. Jason Wagnon seconds motion. Mayor Watkins takes a vote. Tommy Walker – yes, Connie Poole – yes, Jason Wagnon – yes, Daulfin Bennett – yes. Motion passes. Pat Layden, make sure that all employees are aware. Julia, manuals will be handed out to present employees and future employees and they will have to sign the back page.

- F. CONSIDER AND ACT TO APPROVE TRANSFER OF \$25,000 FROM THE CITY GENERAL FUND TO THE KUA SPECIAL REPAIR FUND SAVINGS ACCOUNT. Kay Scott addressed the council. In the budget for us to transfer a total of \$50,000. It will be easier to do in 2 installments of \$25,000. Mayor Watkins said it was better to do it that way so it does not cut the City short. Tommy Walker asks if it has to be paid back. Kay, no. Tommy, will we keep putting money in. Kay, we are doing this because the City is doing well and is able to help. It will be different every year. Some years more, some years less. Tommy asks if the \$213,000 has been paid back. Kay, they were paying it back but since there was issues with the water tower it was voted on to put that money towards the water tower fund instead of paying it back. Mayor Watkins asks if there is any discussion. There is none. Mayor Watkins asks for a motion. Connie Poole makes the motion. Jason Wagnon seconds the motion. Mayor Watkins takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes. Tommy Walker – yes. Motion passes.
- G. CONSIDER AND ACT TO APPROVE TRANSFER OF \$18,919 TO SENIOR CENTER. Kay Scott addressed the council. This was also in the budget. The hotel tax does not cover everything. The amount of \$18,919 will cover all of their expenses and should be transferred to them now, so we do not have to keep pulling money out. Tommy Walker asks if this is for their food. Kay, for food and salaries and other expenses. Will go into the senior center account for whatever they need like salaries and monthly expenses. This amount is the difference between what the hotel tax covers and what they need. Mayor Watkins asks if the hotel tax is anything anymore. Kay, it is doing better than it was \$1800 - \$1900 per month. It helps but not enough to cover all the expenses. They are having a lot more people for the breakfasts as well. Mayor Watkins asks for a motion. Connie Poole makes the motion. Jason Wagnon seconds the motion. Mayor Watkins takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion Passes.
- H. CONSIDER AND ACT TO USE \$50,000 FROM THE CITY'S GENERAL FUND TO PURCHASE A CD. Kay Scott addressed council. Would replace a CD they cashed in 2014. No money has been put in to a CD since. There are enough funds in the General Fund. This has been discussed with Mike Kern at the audit and finance meeting and he thinks will be a good idea to put money into a CD instead of just sitting in the General Fund. Mayor Watkins thinks is a good idea asks for discussion. There is none. Mayor Watkins asks for a motion. Daulfin Bennett makes the motion. Connie Poole seconds the motion. Mayor Watkins takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion passes.

- I. CONSIDER AND ACT TO APPROVE \$50 A MONTH RAISE TO MIKE KERN. Mayor Watkins states has not had a raise for long time. Mayor Watkins asks for a motion. Connie Poole makes the motion. Tommy Walker seconds the motion. Mayor takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion passes.
- J. CONSIDER AND ACT TO APPROVE \$50 A MONTH RAISE TO PAT LAYDEN. Mayor Watkins asks for a motion. Connie Poole makes the motion. Daulfin Bennett seconds the motion. Mayor Watkins takes vote. Tommy Walker – yes, Connie Poole – yes, Jason Wagnon – yes, Daulfin Bennett – yes. Motion passes.
- K. CONSIDER AND ACT TO APPROVE CITY TO MOW AND CLEAN UP PROPERTY OWNED BY JOYCE SMITH LOCATED AT 45 ADAMS AVE. Ed Klink addressed council. This is an effort to clean up the City. Each of these properties have been posted with the required information. Each of the properties were selected because they look bad not because we are after anyone. There is one property that has a mustang buried in the weeds. Have not cleaned any of these properties yet. There is a change on line item N, owner has sold property to someone else. There will be a problem with line item P. Pat Layden states should go in order of the line items. Ed continues, K, L, M and o all have grass that is 3 ft tall. There will be a problem with line item P. They will be cutting the grass and Julia being the City Clerk will get the information to the courthouse for lien process. The lien will cover the labor and equipment used in cleaning up the property and includes an administrative fee set at \$75 as well. Mayor asks if we need to vote on each one separately. Pat says yes. Mayor Watkins asks for a motion on line item K. Daulfin Bennett makes motion. Tommy Walker seconds motion. Mayor Watkins takes a vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion passes.
- L. CONSIDER AND ACT TO APPROVE CITY TO MOW AND CLEAN UP PORPERTY OWNED BY KENNETH & JEANNE JANZEN LOCATED AT 95 W. CREEK AVE. Mayor Watkins asks for a motion. Connie Poole makes motion. Daulfin Bennett seconds motion. Mayor Watkins takes a vote. Tommy Walker – yes, Connie Poole – yes, Jason Wagnon – yes, Daulfin Bennett – yes. Motion passes.
- M. CONSIDER AND ACT TO APPROVE CITY TO MOW AND CLEAN UP PROPERTY OWNED BY MARCELINOAL VAREZ MARTINEZ LOCATED AT 121 SE 1<sup>ST</sup>. Mayor Watkins asks for a motion. Tommy Walker asks if this is property with Mustang. The one next to it is per Ed. Tommy Walker makes motion. Connie Poole seconds the motion. Mayor Watkins takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion passes.

- N. CONSIDER AND ACT TO APPROVE CITY TO MOW AND CLEAN UP PROPERTY OWNED BY PAMELA LEWIS, BLOCK 15 LOT 7. LOCATED ON NW 2<sup>ND</sup> BETWEEN HARRISON AND JACKSON. Skip this item property sold per Ed.
- O. CONSIDER AND ACT TO APPROVE CITY TO MOW AND CLEAN UP PROPERTY OWNED BY JOSEPHIEN GIDDINGS, BLOCK 60 LOT 01. LOCATED ON 3<sup>RD</sup> BEWTEEN WASHINGTON AND MONROE. Tommy Walker asks if anyone tried to get ahold of her. Ed says they posted on the property, called her but no one has cut the grass. Tommy says in past when she was called, she would cut grass, she might be in bad health. Mayor Watkins asks for a motion. Tommy Walker makes motion. Daulfin Bennett seconds motion. Mayor takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion passes.
- P. CONSIDER AND ACT TO APPROVE CITY TO MOW AND CLEAN UP PROPERTY OWNED BY PAUL & JOYCE PETRONE. Mayor Watkins states this is going to be a severe problem and directs to Pat Layden, there are so many buildings there will be gray area on whether we can touch those. He has so much stuff we would have to know our liability. Pat says this is the problem if we endeavor to do abatements, if he claims he has antiques or claims valuables, it is difficult because you do not want a law suit. Cities can get them selves in trouble if they go in and throw everything away and the person claims they threw away something of value. Mayor Watkins asks what we should do. Pat, there is 2 procedures Cities can do. He asks Ed if we have given them tickets. Ed says yes. Pat, law enforcement can give them a criminal ticket. It is a violation of the law. An abatement can be done, you just have to be very careful. If you do it law enforcement should be brought with you. Video everything, make sure no potential for law suits. Mayor Watkins says there is so much stuff out there. Ed replies, have tried to get law enforcement to help with out much luck. He would like to do something with Petrone, if you are going to do it to one person you should have to do it for all. He would like to be told what to do. Has told Petrone state statue allow fence around property. Has built a fence  $\frac{3}{4}$  way around property and stopped. Mayor Watkins asked if we could have a law suit against him. Pat says the abatement process what we are doing is the way to go. All a judge would say is clean it up. Mayor says this has been a problem for at least 15 years. Pat says he is not taking a stand either way, just advising us to be careful. Mayor Watkins just wants to keep us out of trouble. Pat, if we go thru with it there must be precautions. Mayor Watkins recommends that we go ahead with this. Connie Poole agrees. Ed states we should not remove anything, wants to replace part of fence that is missing and pile stuff up inside the enclosure and asks Pat if we can do that. Pat, can not spend city money to fix his fence. Mayor Watkins says to go ahead and go forward with it and see where it goes after that asks for a motion. Tommy Walker makes motion. Jason Wagnon seconds motion. Mayor Watkins takes vote. Daulfin Bennett – yes, Jason Wagnon – yes, Connie Poole – yes, Tommy Walker – yes. Motion Passes.
10. COMMENTS FROM THE COUNCIL AND MAYOR. None.
11. ADJOURN TO KUA.