

March 31, 2022  
Guthrie, Oklahoma  
9:00 A.M.

The Board of Logan County Commissioners met in Regular Session with Commissioners Marvin Goodman present, Monty Pearcey present and Kody Ellis present and transacted following:

The agenda was posted at 10:38 A.M. on March 29, 2022 at the Courthouse, Courthouse Annex and LoganCountyOK.com.

1. Meeting called to order by the Chairman.
2. Flag Salute.
3. Any citizen desiring to be heard. (Speakers are limited to no more than 3 minutes. Speaker(s) must complete and submit a Speaker Request Form to the County Clerk before they will be allowed to speak.)

None

4. Consideration and possible action on minutes of March 15, 2022.

Kody Ellis made the motion which was duly seconded by Monty Pearcey with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcey-AYE;

THAT, the minutes of March 15, 2022 be approved.

5. Consideration and possible action on Final Plat of South Meadows in the SE/4 Section 17-15N-3W.

Monty Pearcey made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcey-AYE;

THAT, the Final Plat of South Meadows in the SE/4 Section 17-15N-3W be approved.

6. Open Sealed Bid #2022-21 for roof repair/replacement of county building located at 219 S Broad, Guthrie; and, consideration and possible action on awarding said bid.

Bids were received from:

Heritage Hills Commercial Services, LLC	\$67,750.00
Evans Roofing	\$91,948.00

Monty Pearcey made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcey-AYE;

THAT, Bid #2022-21 for re-roof of 219 S Broad, Guthrie, be awarded to Heritage Hills Commercial Services, LLC as the lowest and best bid.

7. Acknowledge receipt of Notice of Intent to Build Horizon Hill Wind Project from TransAlta Corporation.

Commissioner Pearcey said that this is notification that a wind farm will be built in District #3.

Monty Pearcey made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcey-AYE;

THAT, the Board acknowledges receipt of the Notice of Intent to Build Horizon Hill Wind Project.

8. Consideration and possible action on Resolution to Elect the Standard Revenue Loss Provision for ARPA Funds, currently on account in the amount of \$4,362,787.00, and approval of sub-account allocations for approved projects and Premium Pay provision in the amount of \$300,000.

Addendum Item

1. Consideration and possible action concerning approving Logan County ARPA projects with not to exceed funding amounts to be used for specific County projects only as follows:

\$6M	6 story building remodel \$1.35 (+ \$4.65)
\$1.5M	Commissioners Roads and Bridges
\$0.75M	Sheriff Detention Facility Repair & Patrol Vehicle Refresh
\$0.5M	Courthouse Campus Physical Security System
\$0.3M	Employee Premium Pay
\$0.25M	Health Department Drive Through Building

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\$9.3M Total

Our County currently has \$4.65 Million Dollars on deposit and with distribution as recommended above, we will also receive an additional \$4.65 Million Dollars in May of this year of which the entire amount should be deposited in the “6 story building remodel” fund.

County appropriation does not require excise board action. Unencumbered or excess funds may only be transferred between the above ARPA project cash accounts with approval by BoCC. All ARPA funds must be encumbered NLT December 2024 and must be expended NLT December 2026.

(Commissioner Goodman asked that item #8 and addendum item #1 be combined)

Commissioner Goodman said these are the primary projects being recommended to the Board for use of the ARPA funds.

Commissioner Goodman said the Sheriff and Mr. Hixon will work on the courthouse security project.

Clerk Cole explained that the Federal ARPA Rule allows for Premium Pay as a type of hazardous pay for those employees who worked through the pandemic. She said the employees had to have worked directly with people or have handled items handled by others. She said the recommendation is for \$1.80 per hour up to 1000 hours worked between April 1, 2020 – May 31, 2021 and must the employee must be employed as of April 1, 2022.

Commissioner Goodman said that other smaller projects and additional Premium Pay can be considered if any funds from the above projects are unused. He said he wants to accomplish the listed projects before adding additional projects.

Commissioner Piearcy asked about funds being transferred only to the specified accounts. Commissioner Goodman said that the outlined accounts are the beginning. He said the Board can make any changes or additional account at a later time. He said he recommends pricing and bidding the recommended projects first. He said he doesn't believe that the courthouse security will cost \$.5million and any remaining funds can, with Board approval, be used for other courthouse projects. Commissioner Piearcy said that he thinks some remodeling needs to be done in the courthouse. Commissioner Goodman said that county general fund also has funds that can be used for courthouse projects.

Maggie Jackson, Interim Director Logan County Health Department, said that the project they are requesting is for a drive-thru building. She said this would allow them to assist residents, particularly vulnerable and elderly, with receiving vaccinations without having to leave their car. She said they also need more storage space for vaccine freezers and PPE storage.

Ms. Jackson said the mobile unit is currently stored in Yukon. The new building would allow for storage in Guthrie.

Ms. Jackson said that they are reaching out to contractors to develop a plan for what is needed. She said they are anticipating a 40'x30' building.

Commissioner Goodman said there has been discussion about including a storm shelter in the new building.

Commissioner Piearcy asked where the building would be constructed. Ms. Jackson said they are considering the area south of the current building. She said that dirt work will need to be done. Commissioner Goodman said that the area that the mobile home is currently located may be a good consideration since it is already on a pad. He said the challenge is the area is in a flood plain. Commissioner Piearcy said his concern is the flood zone. Commissioner Goodman said the county has equipment to move dirt as needed. He said there is also consideration for putting in an asphalt parking lot.

Commissioner Goodman asked if the mobile unit being local would allow for emergency response. Ms. Jackson said that it would be able to respond in such case.

Dennis Ochs said that he thinks this would be a great addition.

Kody Ellis made the motion which was duly seconded by Marven Goodman with the voting as follows: Ellis-AYE, Goodman-AYE and Piearcy-AYE;

THAT, Resolution #22-014 stating that \$4,362,787.00 of APRA Funds be utilized under the provision of Standard Revenue Loss and \$300,000 be utilized under the provision of Premium Pay with the break down of projects as follows:

<u>Revenue Loss</u>		
1566-1-2000-2005	\$ 50,000	Siren maintenance/computer system
1566-1-2000-4030	\$450,000	Courthouse security and campus access control
1566-2-0400-4030	\$250,000	Sheriff building repairs – Roof replacement/repair
1566-2-0400-4110	\$500,000	Sheriff purchase/upgrade vehicles
1566-3-5000-4110	\$250,000	Health Dept. building construction – drive-thru testing, storage
1566-6-4100-2005	\$500,000	District #1 road maintenance/repair and construction
1566-6-4200-2005	\$500,000	District #2 road maintenance/repair and construction
1566-6-4300-2005	\$500,000	District #3 road maintenance/repair and construction
1566-1-3300-2005	\$1,362,787.00	Renovation and repair of county six-story building
<u>Premium Pay</u>		
1566-1-2000-1110	\$240,000	Wages for employee Premium Pay
1566-1-2000-1210	\$20,000	Social Security and Medicare match for Premium Pay
1566-1-2000-1221	\$40,000	Retirement match for Premium Pay

And, when the additional \$4.6million of ARPA Funds are received it be applied to account #1566-1-3300-2005 Renovation and repair of county six-story building.

9. Consideration and possible action on Resolution establishing Premium Pay for qualifying county employees pursuant to ARPA Final Rules.

Kody Ellis made the motion which was duly seconded by Marven Goodman with the voting as follows: Ellis-AYE, Goodman-AYE and Piearcy-AYE;

THAT, Resolution #22-015 to pay premium pay to the eligible employees of Logan County at a rate of \$1.80 per hour up to 1000 hours **worked** in the time period of April 1, 2020 – May 31, 2021 and employee must still be employed with Logan County as of April 2, 2022, be approved.

10. Consideration and possible action concerning sub-contractor estimates for restoration of the county annex 6 story building. Briefing & update by Mr. Hixon.

Discussion was held with Mr. Terry Hixon, via telephone, regarding sub-contractor estimates. Mr. Hixon said that he hasn't completed it with a dollar amount. He said he has spoken with Otis Elevator who has not gotten back with him for an estimate. He said if he doesn't get a response from Otis he can use an estimate that he believes will be accurate. He said he believes he can have a completed trade estimate to the Board on April 15, 2022.

No action taken on this item.

11. Consideration and possible action on proposal of ZFI Engineering for structural engineering services on six-story building.

Commissioner Goodman said that there have been some concerns that the ZFI proposal states that the work products would remain the property of ZFI Engineering. Commissioner Goodman said the main interest in the proposal is Task 2 which is to evaluate which interior walls may be removed.

Commissioner Ellis said that he does not like the stipulation that any work generated by ZFI would remain their property and not the property of the County. He said that Task 2 is the primary task.

Mr. Hixon said that he believes the biggest concern is taking walls out leaving columns to allow for opening up the building. He said he has no concerns of the structure as it is poured in place concrete and shows no signs of deterioration. He said that if ZFI will not provide a CAD file or similar there is no reason to pay twice as that will have to be done with an architect. He said that ZFI has indicated that he agrees that the building is structurally sound.

Commissioner Piearcy said that he thinks that having a report of which walls may be removed is the primary concern. He said he will not agree with ZFI retaining ownership of the data. Commissioner Goodman said ZFI would contract with a third party to do the laser scanning of the building. Mr. Hixon agreed that ZFI retaining ownership is an issue.

Commissioner Goodman asked Mr. Hixon to speak regarding work issues between contractors and architects. Mr. Hixon said that when having to bid for architectural services is open to any company that can bond the project. He said there is risk to having a contractor and architect who dislike one another and do not work well together. He said he recommends bidding for a contracting team who has all positions who work together. Commissioner Goodman said he doesn't want to have issues on the project.

Mr. Hixon said the advantage to having a construction manager is that person will monitor the budget and plans to keep the project on task.

Commissioner Piearcy suggested just to move forward with the Task 2 proposal of ZFI Engineering to evaluate interior walls of the building for demolition.

Commissioner Goodman said that he will pursue with ZFI Engineering obtaining an agreement for only Task 2, evaluation of the six-story building for removal of the interior walls.

Monty Piearcy made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Piearcy-AYE;

THAT, the County will proceed with pursuing Task 2, evaluate interior walls for demolition of the six-story building at an amount of \$3900.00 with ZFI Engineering.

12. Consideration and possible action concerning a County Wide Burn Ban including discussion of local fire departments implementing a county wide notification requirement of intent to burn when not under a burn ban.

Commissioner Goodman asked if a burn ban should be considered at this point. The county has received some moisture. Commissioner Piearcy said that he is unsure if we meet the criteria for imposing a burn ban.

Commissioner Goodman said that Emergency Management has a Facebook page. He said that as items are posted some confused about where in the county the items pertain, such as it may be posted that Mulhall Fire suggest no burning of trusts but someone in the southern part of the county may not realize the post was for residents of Mulhall.

There was no action on this item.

13. Consideration and possible action concerning use of and/or disposal of County Land in and around Meridian Oklahoma.

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Commissioner Goodman presented an aerial picture of the county owned land at Meridian. He said the picture shows which part of the property is within the incorporated area of Meridian and which part lays in the unincorporated area of the county. He said there is an area that has been dug out to put in a sewer lagoon that the Town of Meridian was going to place a sewer lagoon with grant funds. The grant fell through and the County ended up with ownership of the property.

Commissioner Goodman said that the county may use the City of Guthrie's firing range however it is at their discretion. He said one challenge is that the employees of the county may not use the range unless they are with the Sheriff's office. He said he is interested in creating a range that all county employees may use.

Commissioner Goodman said that he visited a gun range in Stillwater that is owned by the City of Stillwater and is leased to an individual gun range. He said the range is also used by the Stillwater Swat Team and Stillwater police. He said that the county could do the same. He said if the county isn't going to utilize the property it should be sold but if there is a need he is all for using it for that need.

Sheriff Devereaux said that an advantage to this property is shooting of long guns. He said having a place that the county can use as needed would be a great thing for the county. Commissioner Piearcy said if the property will be used he is in favor. Sheriff Devereaux said that it shouldn't be costly to build a facility.

Commissioner Piearcy asked if the City of Guthrie range is used a lot. Sheriff Devereaux said that it is used for training.

Commissioner Ellis said he doesn't have an issue with the use of the property for a shooting range. He said insurance would be a concern. He said he visited the property recently and it will take a lot of work to prepare the property. Commissioner Goodman said that Main Street, which runs to the property, is very rough and needs some work.

Sheriff Devereaux said as for opening to use by the public would need a lease agreement and proof of insurance. He said it couldn't just be left open for public use. He said he believes that an exclusive use agreement could be looked into putting in place.

Commissioner Goodman said a 100-200 yard range would fit on the property. He said the county would need to coordinate with the Town of Meridian for the area that is in the town limits.

Commissioner Goodman said it may be possible to create access from Prairie Grove onto the property. He said it would be shortest and in the best condition for a road. Commissioner Ellis agreed this would be the best access. He said an easement may need to be obtained from the adjacent land owner.

Marven Goodman made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Piearcy-AYE;

THAT, the property owned by the County at Meridian be utilized to create a firearms range for use by the Sheriff's Department and county employees with the possibility of leasing to individual entities.

14. Consideration and possible action concerning the Logan County Red Cross vaccination policy requirements for local volunteers.

Commissioner Goodman said that Steven Haga, Emergency Management Director, reached out to Red Cross about assisting the county as they have in the past. He said that Mr. Haga was informed that the American Red Cross has requirements for a COVID vaccination or wearing of a mask for volunteers responding to a scene. He said approximately eight county Red Cross volunteers have left due to the mandate. He said this has affected response to emergencies within the county.

Commissioner Goodman stated he has left messages with Red Cross in Stillwater to inquire about the situation but as yet no one has responded.

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Commissioner Goodman said the Oklahoma Attorney General is suing various organizations regarding the vaccination policies and requirements. He wonders if the Board would be interested in creating a resolution asking the Attorney General to take action on the American Red Cross for policies which are negatively impacting the citizens.

Commissioner Pearcy asked for this to be placed on a future agenda for discussion so they have time to study the situation.

No action taken on this item.

15. Consideration and possible action on Ingress and Egress Agreement with Klick Family Farm, NW/4 of Section 13-17N-3W, for clearing of trees and brush in the right-of-way.

Marven Goodman made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, and Ingress and Egress agreement with Klick Family Farm for access to their property in the NW/4 of 13-17N-3W for clearing of right-of-way and placing tree debris on their property, be approved.

16. Consideration and possible action on Resolution accepting \$1475.20 donation from Oak Tree Farms, LLC to District #2 for 2 culverts placed on County Road 74.

Monty Pearcy made the motion which was duly seconded by Marven Goodman with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, Resolution #22-016 accepting a 1475.20 donation from Oak Tree Farms LLC, (aka Max Fairchild) to District #2 for 2 culverts to be placed on CR 74 be approved.

17. Consideration and possible action on Resolution accepting \$2000.00 donation from Pfeiffer Farms Goats to District #3 for approximately 160 tons of rock placed on Pine St. between SH 51 and CR 60.

Kody Ellis made the motion which was duly seconded by Marven Goodman with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, Resolution #22-017 accepting a \$2000.00 from Pfeiffer Farms Goats to District #3 for rock to be placed on Pine St between SH 51 and CR 60 be approved.

18. Consideration and possible action on Oklahoma Department of Emergency Management and Homeland Security (ODEMHS) in the amount of \$800.00 to reimburse Logan County Emergency Management for training.

Monty Pearcy made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, the ODEMHS grant application in the amount of \$800 for reimbursement of training for Logan County Emergency Management be approved.

19. Consideration and possible action on Resolution for Disposing of Equipment for Sheriff's Office.

Monty Pearcy made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, Resolution #22-018 Disposing of Equipment for the Sheriff's Office, property was declared surplus by Resolution 21-097 and disposed by Purple Wave Auction as follows:

03/15/2022 Public On-Line Auction Purple Wave disposing below vehicles per Declaration of Surplus Resolution **21-097**

All vehicles were acquired from Logan County Sheriffs Office 216 S. Broad Guthrie, OK 73044  
**2012 Ford F150 VIN 1FTFW1EF3CFC01940** Date Acquired: 07/18/2012 \$33,832.37  
Transferred to: Rosa Gallo Barajas EL Baratero Used Cars RR2 Box 289 Turpin, OK 73950 \$1450.000

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**2012 Ford F1=150 VIN 1FTFW1EF1CFA60611** Date Acquired 02/06/2012 \$32,123.55  
Transferred to: John Leach Sr. 6651 Hwy 50 Missouri City, MO 65301 \$5,400.00

**2010 Dodge Charger VIN 283AA4CTXAH128677** Date Acquired 07/14/17 \$1,500.00  
Transferred to: Thomas Fort PO Box 430 Weatherford, OK 73096 \$825.00

**1997 Crown Vic Ford VIN 2FACP71W2VX168919** Date acquired 08/09/2010 \$1,000.00  
Transferred to: Brian Kordestanchi Highway 152 Autosales 2705 S. Spruce Ave OKC, OK 73128 \$475.00

**2009 Dodge Charger VIN 2B3KA43T79H608465** Date acquired 07/14/2017 \$2,800.00 Transferred  
to: Abel Flores 1937 Stoneway Dr Grapevine, TX 76051 \$850.00

**2006 Jeep Cherokee VIN 1J4GR48K96C315754** Date Acquired 01/23/2014 \$8,900.00  
Transferred to: John Leach Sr. 6651 Hwy SO Missouri City, MO 65301 \$2,900.00

Total sales price of \$11900.00

20. Consideration and possible action on Resolution(s) appointing Requisitioning Officers for various accounts.

None

21. Consideration and possible action on Resolution(s) Appointing Receiving Officers for various accounts.

Monty Pearcy made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, the following Resolutions be approved:

22-019 appointing Marjorie Throckmorton as Receiving Officer for Free Fair Board.  
22-020 appointing Robin Fagan and Kynesha Williams as Receiving Officer for Health Department.

22. Consideration and Possible Action on approving the following Permanent Road Crossing Permit for CoxComm LLC:

Kody Ellis made the motion which was duly seconded by Monty Pearcy with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, the following Permanent Road Crossing Permit for CoxComm LLC be approved:

CoxComm LLC  
(.625" Line)  
Cross/Parallel E Cooksey Rd .44 miles east of SH 33 2,314' east of the SW/C of 31-17N-1W.

23. Consideration and possible action on the Consent Agenda:

Monty Pearcy made the motion which was duly seconded by Kody Ellis with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcy-AYE;

THAT, the Consent Agenda be approved:

Approve Payroll Claims for second installment of March 2022  
Batch 695 & 696  
(See pages 33-208-A)

Transfer of Appropriations within various accounts  
None

Blanket Purchase Orders: #224243 - #224282

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Sign State Election Board Claim for Salary Expenses of Election Board Salary in the amount of \$4911.98 for the month of March 2022

Allocation of Alcoholic Beverage Tax

Guthrie	\$13,755.67
Crescent	\$ 1,662.35
Mulhall	\$ 271.30
Coyle	\$ 447.90
Marshall	\$ 268.74
Langston	\$ 2,071.86
Meridian	\$ 17.92
Orlando	\$ 166.36
Cedar Valley	\$ 518.28
Cimarron	\$ 198.36

24. Consideration and possible action on Claims for payment for March 2022.

Kody Ellis made the motion which was duly seconded by Monty Pearcey with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcey-AYE;

THAT, the printout of claims for County Expenditures for March 31, 2022, Batch 035, \$298,376.18 and Reserve Batch 064, \$343.20 be approved and signed. The County Clerk is instructed to issue warrants for said claims in stated amounts. (See pages beginning 33-209-1).

25. Consideration and possible action on Purchase Card Payments for March 2022.

Kody Ellis made the motion which was duly seconded by Monty Pearcey with the voting as follows: Ellis-AYE, Goodman-AYE and Pearcey-AYE;

THAT, the following P-Card purchase orders be approved for payment:

PO #224028	\$35.99	PO #223968	\$476.41
PO #224129	\$36.99	PO #224027	\$ 15.99
PO #224079	\$305.15	PO #223980	\$413.98

26. Comments, announcements, questions by the Board of County Commissioners or other county officers and department heads.

Maggie Jackson, Health Department, said that their volunteers are not required to be vaccinated. She said she will look into coordinating for emergency response.

27. Consideration and possible action on adjournment.

Monty Pearcey made the motion which was duly seconded by Kody Ellis with the voting as follows: Pearcey-AYE, Goodman-AYE and Ellis-AYE;

THAT, there being no further business to come before the board the meeting was adjourned until 9:00 A.M., April 4, 2022.

Approved by the Board of County Commissioners of Logan County, OK

ATTEST: Troy Cole  
Logan County Clerk

Marven Goodman  
Chairman, Board of Logan County Commissioners