

ROGERS COUNTY BOARD OF COUNTY COMMISSIONERS

July 13, 2020 REGULAR MEETING

MINUTES

Chairman Burrows called the meeting to order at 9:01 am; Roll call – DeLozier-absent, Hendrix-present, Burrows-present – quorum established and noted that the agenda was properly posted on July 9, 2020 at 3:30pm

Hendrix led the pledge, Burrows offered a prayer

Hendrix motioned to approve the minutes from the June 29, 2020 Regular meeting, July 1, 2020 Special meeting and July 6, 2020 Regular meeting

COVID 19 UPDATE: Burrows gave an update on COVID 19

OKLAHOMA MEDICAL MARIJUANA AUTHORITY CERTIFICATE OF COMPLIANCE

1. District 1  
Supreme Green Cannabis Company  
Grower  
Owners: Andrew Hidden, George Lund  
Address: 11956 South Rawhide Rd.  
Claremore, OK 74017

Hendrix motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried

2. District 1  
Bell Property Management d/b/a Herb Bell Farms  
Grower  
Owner: Robert S. Bell, Jesse R. Bell, Brianna L. Hambleton  
Address: 17955 E. Hwy 20  
Claremore, OK 74019

Hendrix motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried

3. District 1  
Celebrity Wellness Cannabis Farm LLC  
Grower  
Owners: Forrest Woodring  
Address: 14395 E. 430 Rd.  
Claremore, OK 74017

Hendrix motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried

4. District 2  
Red I Ranch LLC  
Grower  
Owners: Marshal Tolley, Eric Pankey  
Address: 6650 E. 350 Rd.  
Talala, OK 74080

Hendrix motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried

**PLANNING/ZONING:**

1. District 1  
Public hearing with discussion and possible action on the request for ZONING CHANGE from AR (Agricultural Residential) and RS-10 (Residential 10,000) to AR (Agricultural Residential) for TRACT 1 +/- 3.99-acre tract only with access easement. TRACT 4 with private cemetery and TRACT 3 to stay RS-10. That the intended use of the property, after rezoning, is for Residential Lot Split contingent on the approval of the Board of County Commissioners.  
Note: TRACT 2A and 2B with access easement, for a public cemetery and pet cemetery must appear before the Board of Adjustments for a Special Exception explained in use unit 2 in the City of Claremore – Roger County Metropolitan Zoning Ordinance Area-Wide Uses by Special Exception. The cemeteries will be maintained by the City of Claremore.  
CASE # 2301  
APPLICANT: Pat Dyer  
LOCATION: 13877 E. Anderson Dr., Claremore, Ok 74017  
Approved by Planning Commission 4-0

LEGAL DESCRIPTION: Parent Tract: THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I. B. & M., ACCORDING TO THE U.S. GOVERNMENT SURVEY THEREOF.  
TRACT 1: A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I. B.& M., ROGERS COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO- WIT: COMMENCING AT THE SOUTHEAST CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 659.00 FEET; THENCE S 89° 06 '09" W A DISTANCE OF 531.71 FEET; THENCE N 00°53'17" W A DISTANCE OF 115.00 FEET TO THE POINT OF BEGINNING; THENCE S 89°06'09" W A DISTANCE OF 131.40 FEET; THENCE N 01°34'18" W A DISTANCE OF 543.63 FEET; THENCE N 89°04'19" E A DISTANCE OF 353.58 FEET; THENCE S 01°37'53" E A DISTANCE OF 460.58 FEET; THENCE S 89°33'29" W A DISTANCE OF 221.68 FEET; THENCE S 00°53'17" E A DISTANCE OF 85.00 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 3.99 ACRES. MORE OR LESS.

TRACT 2A: A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I.B.&M., ROGERS COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE SOUTHEAST CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 709.00 FEET TO THE POINT OF BEGINNING; THENCE S 89°06'14" W A DISTANCE OF 186.56 FEET; THENCE N 63°39'13" W A DISTANCE OF 138.14 FEET; THENCE N 00°53'17" W A DISTANCE OF 85.00 FEET; THENCE N 01°37'53" W A DISTANCE OF 223.83 FEET; THENCE N 89°04'16" E A DISTANCE OF 307.46 FEET; THENCE S 01°37'53" E A DISTANCE OF 372.25 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 2.54 ACRES, MORE OR LESS.

TRACT 2B: A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I.B.&M., ROGERS COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE SOUTHEAST CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 1081.25 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N 01°37'53" W ALONG SAID EAST LINE A DISTANCE OF 236.75 FEET; THENCE S 89°04'19" W A DISTANCE OF 307.46 FEET THENCE S 01°37'53" E A DISTANCE OF 236.75 FEET; THENCE N 89°04'16" DISTANCE OF 307.46 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 1.67 ACRES, MORE OR LESS.

ACCESS EASEMENT: A MUTUAL ACCESS EASEMENT, A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I.B.&M., ROGERS COUNTY, STATE OF OKLAHOMA, BEING 50.00 FEET IN WIDTH, 25.00 FEET EITHER SIDE OF A CENTERLINE FURTHER DESCRIBED AS FOLLOWS:COMMENCING AT THE SOUTHEAST CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 1081.25 FEET TO THE POINT OF BEGINNING; THENCE S 89°04'16" W A DISTANCE OF 307.46 FEET TO THE POINT OF TERMINUS. SAID TRACT OF LAND CONTAINS 15,373 SQUARE FEET, MORE OR LESS.

TRACT 3: A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I.B.&M., ROGERS COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE SE CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 659.00 FEET TO THE POINT OF BEGINNING: THENCE S 89°06'09" W A DISTANCE OF 465.21 FEET; THENCE N 00°53'17" W A DISTANCE OF 115.00 FEET; THENCE S 89°06'09" W A DISTANCE OF 66.50 FEET; THENCE N 00°53'17" W A DISTANCE OF 85.00 FEET; THENCE N 89°33'29" E A DISTANCE OF 221.68 FEET; THENCE S 00°53'17" E A DISTANCE OF 85.00 FEET; THENCE S 63°39'13" E A DISTANCE OF 138.14 FEET; THENCE N 89°06'14" E A DISTANCE OF 186.56 FEET; THENCE S 01°37'53" E A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 1.28 ACRES, MORE OR LESS.

TRACT 4: A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I.B.&M., ROGERS COUNTY, STATE OF OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE SOUTHEAST CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 659.00 FEET; THENCE S 89°06'09" W A DISTANCE OF 531.71 FEET TO THE POINT OF BEGINNING; THENCE S 89°06'09" W A DISTANCE OF 130.02 FEET; THENCE N 01° 34'18" W A DISTANCE OF 115.00 FEET; THENCE N 89°06'09" E A DISTANCE OF 131.40 FEET; THENCE S 00°53'17" E A DISTANCE OF 115.00 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 0.35 ACRES, MORE OR LESS.

ACCESS EASEMENT A TRACT OF LAND LOCATED IN THE NE/4 SE/4 SE/4 OF SECTION 10, TOWNSHIP 21 NORTH, RANGE 16 EAST OF THE I.B.&M., ROGERS COUNTY, STATE OF

OKLAHOMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT THE SOUTHEAST CORNER OF SAID SE/4, THENCE N 01°37'53" W ALONG THE EAST LINE OF SAID SE/4 A DISTANCE OF 659.00 FEET; THENCE S 89°06'09" W A DISTANCE OF 531.71 FEET TO THE POINT OF BEGINNING; THENCE S 89°06'09" W A DISTANCE OF 30.00 FEET; THENCE N 00°53'17" W A DISTANCE OF 115.00 FEET; THENCE N 89°06'09" E A DISTANCE OF 30.00 FEET; THENCE S 00°53'17" E A DISTANCE OF 115.00 FEET TO THE POINT OF BEGINNING.  
SAID TRACT OF LAND CONTAINS 3450.03 SQUARE FEET, MORE OR LESS.

Hendrix motioned to open public hearing, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried to open public hearing at 9:14 am

Planning Commission Director, Missy Richardson presented – no one in opposition present

Burrows motioned to close public hearing, second Hendrix; Roll call – Hendrix-aye, Burrows-aye – Motion carried to close public hearing at 9:19 am

Hendrix motioned to approve zoning changes contingent upon securing a maintenance agreement with the City of Claremore, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

2. District 3

Public hearing with discussion and possible action on the request for ZONING CHANGE from AG (Agricultural) to AR (Agricultural Residential). That the intended use of the property after rezoning, is for Residential Lot Split contingent on the approval of the Board of County Commissioners.

CASE # 2302

APPLICANT: GARY W. SMITH

LOCATION: 11813 E. TIMBERCREEK LANE, CLAREMORE, OK 74017

LEGAL DESCRIPTION: Parent Tract: N/2 SW/4 SE/4 NE/4 LESS THE S 33 FEET THEREOF, AND THE S 66 FEET OF THE NW/4 SE/4 NE/4 OF SECTION 32, TOWNSHIP 21 N, RANGE 16 E OF THE I.B.&M., ROGERS COUNTY, OKLAHOMA

TRACT 1 SECTION 32, TOWNSHIP 21 N, RANGE 16 E OF THE I.B.&M., ROGERS COUNTY, OKLAHOMA COMMENCING AT THE SOUTHEAST CORNER OF SW/4 SE/4 NE/4 THENCE N 01°29'44" W ALONG THE EAST LINE OF SAID SW/4 SE/4 NE/4 A DISTANCE OF 363.30 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N 01°29'44" W ALONG SAID EAST LINE A DISTANCE OF 363.31 FEET; THENCE S 88°37'15" W A DISTANCE OF 387.12 FEET; THENCE S 10°37'49" E A DISTANCE OF 368.18 FEET; THENCE N 88°36'26" E A DISTANCE OF 328.66 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 2.99 ACRES, MORE OR LESS.

TRACT 2 SECTION 32, TOWNSHIP 21 N, RANGE 16 E OF THE I.B.&M., ROGERS COUNTY, OKLAHOMA COMMENCING AT SW/4 SE/4 NE/4 THENCE N 01°29'44" W ALONG THE EAST LINE OF SAID SW/4 SE/4 NE/4 A DISTANCE OF 363.30 FEET, THENCE S 88°36'26" W A DISTANCE OF 328.66 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S 88°36'26" W A DISTANCE OF 332.02 FEET; THENCE N 01°24'19" W A DISTANCE OF 363.47 FEET; THENCE N 88°37'15" E A DISTANCE OF 273.00 FEET; THENCE S 10°37'49" E A DISTANCE OF 368.18 FEET TO THE POINT OF BEGINNING. SAID TRACT OF LAND CONTAINS 2.52 ACRES, MORE OR LESS.

Approved by Planning Commission 4-0

Hendrix motioned to open public hearing, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried to open public hearing at 9:20 am

Planning Commission Director, Missy Richardson presented – no one in opposition present

Burrows motioned to close public hearing, second Hendrix; Roll call – Hendrix-aye, Burrows-aye – Motion carried to close public hearing at 9:22 am

Burrows motioned to approve zoning change, second Hendrix; Roll call – Hendrix-aye, Burrows-aye, motion carried

3. District 2

Public hearing with discussion and possible action on the request for ZONING CHANGE from AG (AGRICULTURAL) to RST-40 (RESIDENTIAL MANUFACTURED 40,000 SQ FT) on a +/- 1.09-acre tract. That the intended use of the property, after rezoning, is for residential use, contingent on the approval of the Board of County Commissioners.

CASE # 2303

APPLICANT: PAIGE WALTERS

LOCATION: 10805 S. 4085 ROAD, OOLOGAH, OK 74053

LEGAL DESCRIPTION: Parent Tract: W 208.71 FEET OF THE E 610.00 FEET OF THE 208.71 FEET OF THE N 943.70 FEET OF THE W/2 SW/4 OF SECTION 20, TOWNSHIP 23 N, RANGE 15 E, ROGERS COUNTY, OKLAHOMA ACCORDING TO THE U. S. GOVERNMENT PLAT THEREOF. NOTE: PUBLICATION AND APPLICATION STATE RST-60 AND SHOULD BE RST-40

Approved by Planning Commission 4-0

Hendrix motioned to open public hearing, second Burrows; Roll call – Hendrix-aye, Burrows-aye – Motion carried to open public hearing at 9:23 am

Planning Commission Director, Missy Richardson presented – no one in opposition present

Burrows motioned to close public hearing, second Hendrix; Roll call – Hendrix-aye, Burrows-aye – Motion carried to close public hearing at 9:25 am

Hendricks motioned to approve zoning change, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

**UTILITY PERMITS:**

1. District 1

Chelsea Gas Authority: To Cross County Highway or Local Road S.4180 Road Approximately .3 miles of North of E. 380 road and further described as: 1584 feet North of the East Corner of Section 14 Township 23N Range 16E Rogers County. U20-000040

Hendricks motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

2. District 1

Chelsea Gas Authority: To Cross County Highway or Local road 4162 Approximately .2 miles of North of E. 450 road and further described as: 1056 feet North of the Southwest Corner of Section 22 Township 22N Range 16E. U20-000041

Hendricks motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

3. District 1

Chelsea Gas Authority: To Cross County Highway or Local Road 450 road Approximately .2 miles of East of 4160 road and further described as: 1056 feet East of the NW Corner of Section 27 Township 22N Range 16E Rogers County. U20-000042

Hendricks motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

**BIDS:** OPEN/AWARD Bid 20/21-6 Two (2) or More LPR (License Plate Reader) Cameras & Software/Database Margie Wright, Purchasing Agent, stated that 22 bid packets were sent out and four received; bids were opened and presented to the Board from Route 1 PCS Mobile, Vigilant Solutions, Rekor and PIPS Neology. Hendrix motioned to table for one week, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

**GRANTS:** Resolution 2021-2 accepting COPS Hiring Program Grant in the amount of \$250,000.00 Burrows motioned to approve, second Hendrix; Roll call – Hendrix-aye, Burrows-aye, motion carried

**SURPLUS/DISPOSAL OF COUNTY OWNED EQUIPMENT:**

Resolution #	Dept.	Item	Inventory #	Serial #	Purchase Date	Purchase Amount
Resolution 2021-1 & 1A	Treasurer	Currency Reader/Counter	C-225.1	22035	2/17/2004	\$2,395.00

Hendrix motioned to approve, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

**TRANSFER OF FUNDS:**

- From Sheriff Jail Salaries (1210-2-0400-1110) into Trash Cop Salaries (1229-2-0400-1110) in the amount of \$3,517.35 for error correction
- From Trash Cop Maintenance & Operations (1229-2-0400-2005) into Trash Cop Salaries (1229-2-0400-1110) in the amount of \$1,040.00
- From Sheriff Service Fee Salaries (1226-2-0400-1110) into Sheriff Service Fee Occupant Protection (1226-2-0400-2076) in the amount of \$15,000.00 for OHSO (Oklahoma Highway Safety Office) grant
- From General Fund Planning Commission Salaries (0001-1-3200-1110) into General Fund Planning Commission Maintenance (0001-1-3200-2005) in the amount of \$10,800.00 for yearly contract payment
- From General Fund Planning Commission Salaries (0001-1-3200-1110) into General Fund Planning Commission Part-time Salaries (0001-1-3200-1130) in the amount of \$2,400.00 for salary for July and August
- From District 2 Highway Maintenance & Operations (1102-6-4200-2005) into District 2 Highway Capital Outlay (1102-6-4200-4110) in the amount of \$317,000.00 for additional real estate and maintenance facility office for District 2

Hendrix motioned to approved items 1 – 6, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

CONTRACT/LEASE RENEWAL Fy20/21 Chelsea Independent School District, Claremore Independent School District, Foyil Independent School District, Justus-Tiawah Independent School District, Sequoyah Independent School District, CIEDA – Claremore Industrial Economic Development Authority, Oklahoma State Bank  
Hendrix motioned to approve all Contract/Lease renewals as listed, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

BLANKET PURCHASE ORDERS Materials, Supplies, Parts, Groceries & Prescriptions

Burrows motioned to approve as listed; second Hendrix; Roll call – Hendrix-aye, Burrows-aye, motion carried

AGENDA ITEMS:

1. Discussion / possible action regarding county's annual obligation to Rogers County Public Facilities Authority regarding Heritage Hills Golf Course and inter-local agreement with City of Claremore (Hendrix)

Hendrix motioned to contribute \$150,000 (current year only) to be paid from Use Tax funds, second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried

2. Discussion/possible action on ending balance of FY20 (6/30/20) and beginning balance of FY21 (7/1/20) (Burrows)

Discussion only

3. Discussion/possible action regarding agreement between Rogers County and The Inspired Group, LLC (Burrows)
4. Discussion/possible action regarding agreement between Rogers County and UK2 Productions, Inc. (Burrows)

Burrows motioned to approve items 3 and 4, second Hendrix; Roll call – Hendrix-aye, Burrows-aye, motion carried

Hendrix motioned to adjourn; second Burrows; Roll call – Hendrix-aye, Burrows-aye, motion carried to adjourn at 9:46 am

BOARD OF COUNTY COMMISSIONERS  
ROGERS COUNTY, OKLAHOMA

\_\_\_\_\_  
Ron Burrows, Chairman

\_\_\_\_\_  
Dan DeLozier, Commissioner

(SEAL)

\_\_\_\_\_  
Steve Hendrix, Commissioner

By: \_\_\_\_\_  
Jeanne M. Heidlage  
Rogers County Clerk

Audio available at:

<https://rogerscounty.org/coclerk/Minutes%20Archive/>