



City of Lawton

City Council

Minutes

Lawton City Hall
212 SW 9th Street
Lawton, Oklahoma
73501-3944

Tuesday, March 25, 2025

5:00 PM

Lawton City Hall
Wayne Gilley Auditorium

Meeting Called to Order with Invocation and Pledge of Allegiance

"Official action can be taken only on items which appear on the agenda. The Council may adopt, approve, ratify, deny, defer, recommend, or continue any agenda item. The Council may also propose and enact floor amendments to any matter presented before them. When more information is needed to act on an item, the Council may refer the matter to the City Manager or the City Attorney. The Council may also refer items to standing committees of the Council or a board, commission, or authority for additional study. Under certain circumstances, items are deferred to a specific later date or stricken from the agenda entirely."

Roll Call

Present:

Councilwoman - Ward 1 Mary Ann Hankins
Councilwoman - Ward 3 Linda Chapman
Councilman - Ward 2 RL Smith
Councilman - Ward 4 George Gill
Councilman - Ward 6 Bob Weger
Councilwoman - Ward 7 Sherene L Williams
Councilman - Ward 8 Randy Warren (Arrived at 5:42PM)

Absent:

Councilman - Ward 5 Allan Hampton

Also Present:

Stanley Booker, Mayor
John Ratliff, City Manager
Timothy Wilson, Interim City Attorney
Donalynn Blazek-Scherler, City Clerk

Unfinished Business

1. Adopt a resolution declaring the structures located at 1722 NW Cache Road and 4006 NW Meadowbrook, to be dilapidated pursuant to Section 6-5-1 Lawton City Code, ordering the owner to abate the nuisance, authorizing summary abatement, and authorizing the City Attorney to commence legal action in District Court to abate the nuisance.

1722 NW Cache Road

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the

property. This property was originally presented to City Council on 01/15/2025. Jernigan stated he has spoken with the property owner and their intention is to demolish the property.

Motion by RL Smith, Second by Sherene L Williams, to approve Resolution 25-48, declaring the structure at 1722 NW Cache Road a dilapidated nuisance and authorizing the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

4006 NW Meadowbrook Drive

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property. This property was originally presented to City Council on 02/10/2025. Jernigan stated when they went to the property to take updated pictures, they noticed the property owner was working without a permit to repair the roof.

Jason Cochran, 1362 NW Airport Road in Cache, OK: During the windstorm, the roof blew off, so I hauled in a dumpster and was cleaning up. My guy came out and was taking down some of the joists, so I didn't think I needed a permit just for debris. He said I did, so I went to pull one.

There's a hold on the property, probably from when Teen Challenge came out to secure some windows. There's a \$444 bill on it. When they did the work, they screwed the plywood directly to the windows, painted it afterward, and also painted my brick. Now I owe \$444, and there's a lien on the property, which is stopping me from getting a demolition permit, even though the property is damaged.

We're meeting with the structural engineer tomorrow, and that should be the last piece we need before going back to the insurance company. Hopefully, they'll let us take it down to the slab.

Mayor Booker: Are you saying the vendor who put up the plywood at the city's order damaged your property?

Cochran: Yes. I have pictures if you'd like to see them.

Gill: Was the vendor Teen Challenge?

Cochran: Yes, Teen Challenge.

Mayor Booker: Okay, well, they're responsible for any damage they cause.

Mayor Booker: John, what are you recommending? That we put this on the D&D list so he can pull a permit and get started?

Jernigan: Yes, sir.

Mayor Booker: And deal with the damage claims separately?

Cochran: I'm not sure what permit to pull. I might have to remove the fireplace, the walls—everything. I'm not there yet. I really need to table this for another 30 days.

Jernigan: Staff recommends placing it on the D&D list.

Mayor Booker: If we do that, sir, you'll have six weeks to pull a remodel permit. If you don't, the property will go out for bid and may be torn down. That doesn't mean it will be torn down immediately, but the process will begin. Do you understand?

Cochran: I understand. I'd like to read this into the record, please. This is from the Delone Crow Law Offices:

"To whom it may concern:

Please be advised I represent Vortex Roofing and Construction, LLC, the owner of the property located at 4006 Northwest Meadowbrook Drive, Lawton, Oklahoma. The house was severely damaged by fire. We are obtaining evaluations to submit to the insurance company to determine if the house is a total loss. At this time, the insurance company does not consider it a total loss. We cannot demolish the house because it would be destruction of evidence. The insurance company still needs to send representatives to inspect. We request your consideration in removing the property from the condemned list. If necessary, we will obtain a court order to stay the condemnation proceeding."

Mayor Booker: Can we see that?

Gill: You might want to add that if it goes on the D&D list and you pull a permit but are delayed by the City, we'll give you more time. If it's the City's fault, you should get an extension.

Cochran: I don't want to demolish it yet. There's a \$40,000 difference I'd be losing if they need to inspect and the structure is gone.

Wilson: Council, the homeowner has a letter from a law firm representing Vortex Roofing and Construction, the owner of the property. That's you, correct?

Cochran: Yes.

Wilson: They're saying if we put it on the dilapidated list, they may seek a court order to stop us. It's up to the council. We've held the public hearing. If it goes on the D&D list, the owner has 30 days to pull a permit for either demolition or remodeling. If it's for remodeling, substantial progress must be made. Council can decide.

Cochran: If this turns into a bad faith lawsuit with the insurance company, I can't have the structure gone.

Mayor Booker: Our responsibility is public safety, not insurance disputes. Whether or not you're having issues with the insurance company, we have a public safety issue to deal with. You've been dealing with the insurance company for five months. How long are we supposed to wait? How long do your neighbors have to deal with this?

Cochran: I agree. I'm meeting the engineer tomorrow. That should be the last step. I didn't receive anything from the insurance company until December 20. That's when I got their summary of what they'd allow.

Mayor Booker: Did you own the property before the fire?

Cochran: Yes.

Chapman: I don't understand why it's taken the insurance company so long to decide. I live two doors down. You've cleaned it up and secured the fence, which I appreciate, but it still looks bad in the neighborhood. I'm concerned about kids getting into the area now that you can see the framing. It's down to the bones.

Cochran: There's only a little bit left. Hopefully they'll let us finish. The structural engineer is coming tomorrow. Once we get their report, we can challenge the insurance estimate. Then they may send someone out again.

Gill: Is the structural engineer preparing a report for the insurance company?

Cochran: Yes, and they'll have the option to send someone out.

Gill: Have you spoken to the insurance company about their timeline after they receive your report?

Cochran: They said once they get the report, they may send their own person. I don't know how long that will take. I haven't gotten into the legal side of it yet.

Mayor Booker: Have you told them about the challenges you're having with the City?

Cochran: I told them I had a hearing with the City. They said they can't move forward until I have a final determination of what's happening with the house.

Motion by Linda Chapman, Second by RL Smith, table 4006 NW Meadowbrook Drive to April 22, 2025. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

Business Items

2. Hold a public hearing and adopt a resolution declaring the structure and all secondary

structures on the property located at 51 NW 25th Street, 55 NW 25th Street, 617 SW Doolittle Avenue, 708 SW I Avenue, 710 SW I Avenue, 712 SW I Avenue, 902 SW G Avenue, 907 SW 7th Street, 909 SW 7th Street, 1002 SW Park Avenue, 1211 NW Bessie Avenue (Secondary Structure), 1214 SW G Avenue (Secondary Structure), 1414 SW I Avenue (Secondary Structure), 1803 NW 40th Street, 2111 NW Baltimore Avenue, 2613 SW E Avenue, 2615 SW E Avenue, 2714 NW 25th Street, to be dilapidated pursuant to Section 6-5-1 Lawton City Code, ordering the owner to abate the nuisance, authorizing summary abatement, and authorizing the City Attorney to commence legal action in District Court to abate the nuisance.

51 NW 25th Street

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Linda Chapman, Second by George Gill, to approve Resolution 25-49 declaring the structures on the property at 51 NW 25th Street a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren. NAY: None. Motion Passed.

55 NW 25th Street

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Linda Chapman, Second by Sherene L Williams, to approve Resolution 25-50 declaring the structures on the property at 55 NW 25th Street a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

617 SW Doolittle Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED

Jury: My name is Tristan Jury. My address is 617 Southwest Doolittle Avenue. I've lived

there since I was 16—four years now. We haven't had water for three years. We haven't heard from the landlord since probably a month after we moved in. That's my mom's situation—I don't know what happened there—but I've lived there.

The windows—we don't have any broken windows. They're double-pane. We have two in the front, and only one side has a broken pane. It's only one pane that's broken, so no air can get in or anything.

Our front door handle is missing, but we still have the bolt.

Mayor Booker: Did you say you've lived there—

Jury: Four years.

Mayor Booker: And you've lived there without water?

Jury: Yes, sir.

Mayor Booker: I think that's a violation of City Code, isn't it?

Ratliff: It is.

Jury: I've lived there since I was 16.

Mayor Booker: John, what's the situation here? Have we given him a list of what he needs to do?

Jernigan: Sir, on this one, we have not. We do have multiple calls reporting vagrancy issues. We've sent the property owner notice regarding the lack of water on the property.

Jury: About a month ago, I got a paper that said I could pay the taxes off to own it. That's what I've been trying to save up for.

Mayor Booker: Oh, wait a minute. You're not the property owner?

Jury: No, sir.

Mayor Booker: Are you squatting in the house?

Jury: I don't know. My mom—she paid one month's rent three years ago, and I don't know the story beyond that.

Mayor Booker: Okay. Do you have anything else you want to tell us?

Jury: No, sir.

Mayor Booker: Okay, thank you. Is there anyone else wishing to speak on this item? Seeing none, we'll close the public hearing.

PUBLIC HEARING CLOSED.

Motion by Linda Chapman, Second by George Gill, to Approve Resolution 25-51 declaring the structures on the property at 617 SW Doolittle Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

708 SW I Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED.

Street: Sir, my name is Lawrence Street. I'm the owner of the property at 708 Southwest I Avenue. That structure you see in the picture—it's gone, as a matter of fact.

When I saw the pictures and went to his office, I had already knocked it down. To make a long story short, the renter of that house is currently in rehab. When he left, he had someone watch the house, but they had no idea what was going on until I got a notice.

In any event, that structure is gone. Regarding the vagrancy issue—I've already spoken with the Lawton Police Department. I have the trespassing enforcement authority paperwork right here. They've been made aware, and if you give them a call, they'll come and remove anyone trespassing.

Right now, the house has been cleaned up, and I have pictures to prove it. The plan is to renovate the house and restore it to the condition it used to be in. As a matter of fact, that was the best-looking house on the block at one time.

Again, the structure is gone. The vagrancy issue has been addressed—I've posted "No Trespassing" signs, and I coordinated with the Lawton Police Department. I do have one person still there helping me clean up, but she'll be gone by this Friday.

Mayor Booker: Let me ask a question. The structure in this picture—is it gone?

Street: Yes.

Mayor Booker: Did you get a demolition permit?

Street: No, I didn't. I didn't think I needed one.

Mayor Booker: John, what am I supposed to do now?

Jernigan: Sir, this was a secondary structure on the property. The main structure still stands.

Mayor Booker: Okay, so your recommendation is still to put it on the D&D list?

Jernigan: Yes, sir.

Mayor Booker: Okay. Sir, do you have anything else you want to tell us? Any new information?

Street: I'm planning to replace the windows and do other repairs. The property has been cleaned up, and I've already contacted Solid Waste Control to get a dumpster on site.

Mayor Booker: What we want is for the property to be put back into a serviceable and safe condition. If we place it on the D&D list—and I suspect the council will—then you, or the owner, will have 30 business days, which is six weeks, to pull a permit and begin the work. Okay?

Street: All right.

Mayor Booker: Anything else we need to know?

Street: No.

Mayor Booker: Okay, I think we understand. Anyone else want to speak on this item? Seeing none, I'm closing the public hearing.

PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by George Gill, to Approve Resolution 25-53 declaring the structures on the property at 617 SW Doolittle Avenue a dilapidated public nuisance and authorizing the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

710 SW I Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED.

Augustine: I'm just getting over pneumonia, so I'm not trying to rush. My name is Julicia

Augustine.

Mayor Booker: Your address?

Augustine: For this—it's 710 Southwest I... I have two of them—712 Southwest I.

Mayor Booker: Is that your residence?

Augustine: Oh, no. My residence is 2315 Southwest J Avenue.

Mayor Booker: Okay. And what do you want to tell us?

Augustine: The only reason they've been vacant is because my dad passed away in 2017. I haven't been back to those houses since then. He left one house to each of my sons. One of them's been in and out of jail for 13 or 14 years and hasn't lived there. The other one has been gone for about five years.

Mayor Booker: We just need to know about the current condition of the house.

Augustine: Right. I hadn't been over there to check on them. The one son who's in and out kept saying he was working on them, so I stayed out of it. But last year, after I moved out of 1105 Pennsylvania, I decided to take a look. I started cleaning the properties because I kept getting notices.

There's a man who comes around—I've never met him, but he keeps saying the City wants the properties and they're going to take them. I told him, "No, you're not." So I started cleaning them up. Then I looked inside and saw the floors were rotting. We started demolishing the inside.

I didn't know I needed a permit to work on the outside. I was told you don't need one for the inside, so we've been doing that. The insides now have floors. The outside still needs work. One of the houses needs a foundation lift because of a crack and problems with the siding.

Mayor Booker: So your goal is to get the houses back into livable, serviceable condition?

Augustine: Yes. They've got floors now. I have pictures I can show you.

Mayor Booker: That's our goal as well. And as you've heard me say before, our job is public safety.

Augustine: I've had to board up the windows to keep people out. I finally had to get people off the property. They walk back and forth through the alley, and I can't keep them out of the back house.

Mayor Booker: Okay, we understand. And I want to say I'm sorry for your loss. I know losing your father is difficult. But our job here is public safety. My guess is that the council will put the properties on the D&D list. At that point, you'll have six weeks to pull a permit and begin work. It sounds like you're committed to doing that, so this should work out.

Augustine: It's hard to get the permits—they're \$500 or \$600 each.

Mayor Booker: The permit costs are based on what it costs the City to do the inspections and associated work.

Mayor Booker: Anyone else want to speak on this item? Seeing none, I'm closing the public hearing.

PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by George Gill, to approve Resolution 25-53 declaring the structures on the property at 710 SW I Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

712 SW I Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED.

Mayor Booker: Ma'am, we've got your name and address. What do you have to tell us?

Augustine: Julicia Augustine, 2315 Southwest J.

Mayor Booker: Okay. What do you have to tell us?

Augustine: It's the same thing. I have the floors on the inside done. We haven't done anything on the outside.

Mayor Booker: Okay. All right. Thank you, ma'am. Anyone else want to come forward on this item? Seeing none, I'm closing the public hearing.

PUBLIC HEARING CLOSED

Motion by Bob Weger, Second by George Gill, to approve Resolution 25-54 declaring the structures on the property at 712 SW I Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE:

Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

902 SW G Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by Sherene L Williams, to approve Resolution 25-55 declaring the structures on the property at 902 SW G Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren. NAY: None. Motion Passed.

907 SW 7th Street

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by Sherene L. Williams, to approve Resolution 25-56 declaring the structures on the property at 907 SW 7th Street a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren. NAY: None. Motion Passed.

909 SW 7th Street

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED.

Crasong: My name is Shawn Crasong. My address is 1411 Northwest Andrews Avenue, Lawton.

I just bought this house—I'm an investor. I own about 13 other properties here in Lawton, and I fix them up. I've already removed the boards—the doors are all exposed now. I only had one broken window, and I've got that boarded up. I'm just waiting on my window guy.

In the meantime, I've been working on the inside—painting, spackling, refinishing the floors. Once that's done, I'll move on to the outside. I'm planning to get everything fixed.

I'm going to pull permits. That part of the roof actually isn't leaking; most of the stuff on it is just debris that needs to be scraped off. The roof isn't leaking anywhere.

Mayor Booker: Okay, so it sounds like we have the same goal—to get the house in serviceable condition.

Crasong: Yes, I'm on the same page. That's what I do—I buy houses and fix them up. I literally just bought this property two and a half months ago. I've been finishing up another one on Summit. I'm about two days away from being able to rent that one out, and then this one becomes my main focus. This is the last one I've got going.

Mayor Booker: Okay, let's not talk about the other one right now. Just to be clear—you understand that if the council places this on the D&D list, you'll have 30 business days, or six weeks, to pull a permit and begin work?

Crasong: Yes, I was planning on doing that.

Mayor Booker: Is there anything else you want to tell us about the property?

Crasong: No, not really. I mean—well, the water is running, but—

Mayor Booker: What's most important isn't those details. It's that you're going to work on it, and we want you to. I think we're on the same page here.

Is there anyone else who wants to speak on this item? Seeing none, I'm closing the public hearing.

PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by Sherene Williams, to approve Resolution 25-57 declaring the structures on the property at 909 SW 7th Street a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

1002 SW Park Avenue

Mayor Booker stated the agenda says "1002 SW Park Avenue" but the slide shows "1002 SW G Avenue".

Jernigan stated he has the incorrect address on the slide, but the correct address of 1002 SW Park Avenue was publicly posted.

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the

numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by Sherene L Williams, to approve Resolution 25-58 declaring the structures on the property at 1002 SW Park Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren NAY: None. Motion Passed.

1211 NW Bessie Avenue (Secondary Structure)

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by RL Smith, Second by Sherene L. Williams, to approve Resolution 25-59 declaring the structures on the property at 1211 NW Bessie Avenue (Secondary Structure), a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren NAY: None. Motion Passed.

1214 SW G Avenue (Secondary Structure)

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by Sherene L. Williams, to approve Resolution 25-60 declaring the structures on the property at 1214 SW G Avenue (Secondary Structure) a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren. NAY: None. Motion Passed.

1414 SW I Avenue (Secondary Structure)

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the

property.

PUBLIC HEARING OPENED

Magner: Delbert Magner. I live at 1414 Southwest I Avenue. I was going to tear the structure down because I'd had some problems before, but I was trying to get things straightened out so I could do that.

Then my dog ended up with kidney stones, and that took my attention. But when I got the notice, I called the place with the dumpsters, roll-offs, but they didn't have any available. I'm on the waiting list.

I talked to Allan Hampton about a week ago, but I guess he's gone now. Anyway, I'm planning to tear it down myself. It's not that big. I just need a dumpster to haul off the debris.

Mayor Booker: Well, it sounds like this will work out. You'll have six weeks to get the permit, and I'm sure you'll be off the dumpster waiting list by then. I'm confident John will work with you if you have trouble getting the dumpster—he just needs to verify it.

Magner: That's the only problem I'm having—getting the dumpster. It was that windstorm we had. That's what did the damage.

Mayor Booker: Okay. All right.

Is there anyone else who wants to come forward on this item? Seeing none, I'll close the public hearing.

PUBLIC HEARING CLOSED.

Motion by Bob Weger, Second by George Gill, to approve Resolution 25-61 declaring the structures on the property at 1414 SW I Avenue (Secondary Structure) a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

1803 NW 40th Street

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. **PUBLIC HEARING CLOSED.**

Motion by Mary Ann Hankins, Second by Sherene L Williams, to approve Resolution 25-62 declaring the structures on the property at 1803 NW 40th Street a dilapidated public nuisance and authorize the abatement thereof as set forth in

the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren. NAY: None. Motion Passed.

2111 NW Baltimore Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

Mayor Booker: What is the address?

Jernigan: 2211 Northwest Baltimore Avenue.

Mayor Booker: Okay. We're going to have to continue this or something, because it's listed on the agenda as 2111. We can't move forward until we get that right. Do we want to continue, or do we just need to start the process over? I'm not sure continuing works.

Wilson: Yeah, let's just not take action.

Mayor Booker: Okay, we're just not taking action, and unfortunately, you'll have to start over.

Ratliff: Mayor, I have an agenda that says 2211.

Mayor Booker: That's what was publicly posted? So what was publicly posted was 2211?

Ratliff: Yes.

Mayor Booker: Okay, if what was publicly posted is correct, then we're good to continue. John, go ahead with your presentation.

Jernigan finished his presentation.

Mayor Booker: Are you telling me the people living there—who we see every time we drive by—are vagrants?

Jernigan: Sir, they have no water service, which is against City Code. So, yes, they would be considered vagrants.

Mayor Booker: Even if they're the owners?

Jernigan: If they don't have water service, they're in violation of Code, and the structure is not considered livable.

PUBLIC HEARING OPENED.

Mayor Booker: I'm going to open the public hearing. Please come forward. Sir, are you the owner of the property? Please state your name and address.

Bottoms: My name is Scott Bottoms. I live at 2318 Northeast Kingsbriar Drive in Lawton, Oklahoma. The property is a rent-to-own situation. This man here lives there. We bought the house less than a year ago from Judge Zwaan.

There were massive trees around the house—some laying on the roof. We bought it because the inside was immaculate, in great shape. We purchased it for Mr. Defata for about \$15,000–\$18,000, and under the lease-to-own agreement, he'll own it in seven years.

We also arranged to have a new roof put on. The carport was solid, but still needed to come down. That was included in the agreement. We've received one estimate so far for the roof—around \$10,000—and we're waiting on two more.

I tried to pull a permit, but I didn't know I couldn't do my own roofing if decking was involved. I've roofed all my life—I just don't have the license.

Mayor Booker: It sounds like your goal is the same as ours—to get the property safe and livable. I think the City is going to put you on a timetable.

Bottoms: A timetable would be good. Mr. Defata works cutting trees, but it's been off and on—especially this past winter—and money's been tight.

Mayor Booker: I understand, but we've received complaints from neighbors, and I don't blame them. I've seen the property myself. Is there anyone else who wishes to speak? Yes, sir—please come forward and state your name and address.

Defata: Charles Defata, 2211 Northwest Baltimore Circle. We've been living there for just under a year. We've done a lot of work—cleared trees, cleaned it up. If you drive by now, it looks completely different.

I cut the carport down myself yesterday. I didn't know I needed a demolition permit. The garage didn't collapse—I cut it loose. I cut the beam with a chainsaw.

Mayor Booker: Thank you for clarifying that. I can tell you're someone who knows how to get things done. Anyone else want to speak on this item? Please come forward.

Mrs. Bottoms: My name is Chimo Bottoms, wife of Scott Bottoms. We got involved because Charles didn't have a place to stay. One day he came to us needing somewhere to go. We said, "Let's do this," and tried to help him get situated. But now the decision is his—if he wants to stay, he needs to move forward and fix it up.

Mr. Bottoms: The roof wasn't like that until the recent strong winds. That storm peeled it up. We had to deal with the carports first, because they had to come off to get the roof

done.

Mayor Booker: Okay, we're going to work with you if progress is being made. But my guess is you're about to be put on a timetable. Anyone else want to speak? Please come forward, sir—your name and address?

Cox: Elijah Cox, 2211 Northwest Baltimore Circle. I plan to have the water in my name within a month or a month and a half.

Wilson: Sir, just for clarification—you're saying "Baltimore Circle," but earlier it was "Avenue." Which one is it?

Cox: Circle.

Jernigan: The legal address is 2211 Northwest Baltimore Avenue.

Hankins: The street sign says "Circle."

Jernigan: The official record through the County Assessor and the County Tax Roll lists it as "Avenue."

Hankins: That's fine—I just want to make sure we get it right.

Mayor Booker: Now, can he get water service turned on right now, or is that blocked?

Jernigan: Our hold on the property does not prevent water service from being turned on.

Ratliff: He can get water turned on.

Mayor Booker: Okay, thank you.

Anyone else wish to speak on this item? Seeing none, I'm closing the public hearing.

PUBLIC HEARING CLOSED.

Hankins: I appreciate the work that has been done at the property, but it's just not enough. It's a hazard to the neighbors and has been for quite a while. I'm really sorry, but if the work continues, like the mayor said, you'll have 30 business days to start.

There's still a lot that needs to be done, and if it doesn't happen, the structure will be torn down.

Motion by Mary Ann Hankins, Second by Sherene L Williams, to approve Resolution 25-63 declaring the structures on the property at 2211 NW Baltimore Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith,

George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

2613 SW E Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Linda Chapman, Second by Bob Weger, to approve Resolution 25-64 declaring the structures on the property at 2613 SW E Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

2615 SW E Avenue

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED. No one appeared to speak. PUBLIC HEARING CLOSED.

Motion by Linda Chapman, Second by Sherene L Williams, to approve Resolution 25-65 declaring the structures on the property at 2615 SW E Avenue a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren NAY: None. Motion Passed.

2714 NW 25th Street

Jonathan Jernigan, Division of Safe and Clean Neighborhoods Supervisor, reported the numerous violations of city code existing on the property which are documented on the Property Maintenance Evaluation Sheet. Jernigan presented photographs of the property.

PUBLIC HEARING OPENED.

Mayor Booker: Yes, sir—your name and address?

Howard: My name is Marlin Howard, owner of 2714 Northwest 25th Street. I want to get the permit and get the property restored. I've been having a problem with vagrants for quite some time. I haven't gotten to it yet because I've been working on another property.

Mayor Booker: All right, sounds like you're ready to go. I like it.

Anyone else want to speak on this item? Seeing none, I'll close the public hearing.

PUBLIC HEARING CLOSED.

Motion by Mary Ann Hankins, Second by George Gill, to approve Resolution 25-61 declaring the structures on the property at 1414 SW I Avenue (Secondary Structure) a dilapidated public nuisance and authorize the abatement thereof as set forth in the resolution. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams. NAY: None. Motion Passed.

Adjournment

The City of Lawton encourages participation from all of its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk at (580) 581-3305 at least 48 hours prior to the scheduled meeting is encouraged to make the necessary accommodations. The City may waive the 48 hour rule if interpreters for the deaf (signing) is not the necessary accommodation."

Motion by George Gill, Second by RL Smith, to Adjourn. AYE: Mary Ann Hankins, Linda Chapman, RL Smith, George Gill, Bob Weger, Sherene L Williams, Randy Warren NAY: None. Motion Passed.

There being no further business, the meeting adjourned at 5:58PM.