

**MINUTES**  
**LAWTON ENHANCEMENT TRUST AUTHORITY**  
**NEW CITY HALL AUDITORIUM**  
**212 SW 9<sup>th</sup> STREET**  
**JUNE 12, 2013**

Mary Ann Hankins, Vice-Chairman, called the meeting to order at 3:00 p.m. in the New City Hall Auditorium. Notice of meeting and agenda were posted on the City Hall notice board as required by law.

**ROLL CALL:**

**PRESENT:** Bellino, Rose Mary; Burk, Jay (entered late); Dismuke, Bob; Godlove, Jane; Hankins, Mary Ann; Hushbeck, Tim; Safi, Anika; Smith, Addie; Smith, Marilyn; Sweeney, Kerry.

**ABSENT:** Harbison, Jean.

**OTHER PRESENT:** Denise Ezell, City Clerk's Office.

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**BUSINESS ITEMS:**

1. Reports

A. Receive report from 4-D Landscaping

Elkouri stated I don't have anything other than the estimates you asked for. L & L is still working on the 11<sup>th</sup> Street project. They will be sitting the timers to add another day to watering within the next couple of weeks due to the temperatures.

Burk asked we talked about doing a walkthrough once 11<sup>th</sup> Street was complete. Do we have a timeframe when you will be finished. I would prefer a Wednesday or Friday.

Jason stated a week from Friday.

Bellino stated (inaudible)

Burk asked Shahan can you be there as well. June 21<sup>st</sup> at 10:00 a.m.

Jason stated the timers are not working at 11<sup>th</sup> and Gore. To replace the two timers will be \$317.

Burk stated Elkouri wanted to donate lighting to go around the Lawton bush and they will need power. I don't know if there is power at that corner or not. Are the timers battery operated?

Jason stated yes.

Shahan stated there is power at the corner. I will look into this.

**Motion** by Dismuke, **Second** by Smith M., to approve the estimate of \$317 for the timers located at 11<sup>th</sup> and Gore. **Aye:** Burk; Dismuke; Godlove; Hankins; Hushbeck; Safi; Smith A.; Smith M.; Sweeney; Bellino. **Nay:** None. **Motion Passed.**

Jason stated on 2<sup>nd</sup> Street across from the Hilton none of that is working. Shahan is aware that the valve was completely ripped out. I can't even turn them on by hand.

Hushbeck stated our engineers were telling me the contractor ripped them out and was laughing because he thought we hadn't located our lines so they were not worried. We explained it wasn't PSO and that was why the lines were not located. I'm sure the city has damage from the contractor being careless and being a little obstinate.

Burk stated Shahan get legal on this. I don't care how far we have to go with this. I'm not paying to replace it. We will need an estimate on getting it repaired. Get that to me as soon as you can because everything down there is going to die. Also there is a set of crape myrtles on the east side of 2<sup>nd</sup> Street between Ferris and 2<sup>nd</sup> that are dead and there is sprinklers in that area.

Jason stated I don't take care of those. I know there is a timer but I don't know if there are issues with it.

Burk stated I also noticed on 11<sup>th</sup> Street we lost 6 or 8 crape myrtles.

Elkouri stated those are in the estimate and there were 2 or 3 yaupons that were close to dead that I included.

Burk stated can somebody check to see what is wrong with those. I know we are in a drought but we have to get some water to them to keep what we have.

Elkouri stated I'll check on them.

Burk asked is there anything else. Thank you.

B. Receive report from Kim Shahan, Parks and Recreation Director

Shahan stated the contract with 4-D expires on June 30<sup>th</sup> and we will be going out with an RFP for the 22 locations. It should be out this week.

Burk stated LETA will be removed from doing anything. This will be handled by the City of Lawton and Shahan. What will we do in the interim?

Shahan stated we will have to take care of them.

Burk stated I suggest in the interim LETA do a month to month agreement with 4-D. It could be 30 to 60 days before you have a contract.

Shahan stated I would say a minimum of 20 days.

Burk stated that would be the entire month of July without any maintenance at the 21 locations. I don't want to see that especially with no sprinkler observation. Does anyone agree with me? The 4-D contract is \$7205.00 a month. I don't know if Elkouri will take it for a single month.

Godlove asked would we pay for that.

Burk stated yes. We should have money for whoever gets the contract for the month of July.

Shahan stated that is correct.

Burk stated so I need to rattle his cage across the hall. I will tell him I want to be paid back. I'll handle that part.

Bellino (inaudible).

Burk stated correct. We did that three years ago and only had two responses. There was a lot more to the contract back then. Originally it was \$100,000 and we cut it back to \$80,000.

Bellino stated (inaudible).

Burk stated correct. According to Shahan that has been done.

Shahan stated it will be on the street this week.

Burk stated a lot of the maintenance contractors don't have the insurance requirements. The little guy can't afford it. I would like for us to keep the contract going through July.

Shahan stated we could set the first day of August as the beginning date.

**Motion by Smith M., Second by Smith A.**, to enter into a contract with 4-D for the month of July for the maintenance of the 21 areas they are currently maintaining. **Aye:** Dismuke; Godlove; Hankins; Safi; Smith A.; Smith M; Sweeney; Bellino; Burk. **Nay:** Hushbeck. **Motion Passed.**

Bellino asked (inaudible)

Hushbeck stated I just believe we can go for one month and that Shahan's department can take care of it. You are doing a Request For Proposal and in my mind it should overlap. If it doesn't city staff should be able to handle the interim for that short period of time. It is just a personal opinion. I don't like that you are going out for an RFP having a gap of \$7000. That is a significant amount of money.

Shahan stated I believe you are taking a big chance.

Hushbeck stated like I said it is a personal opinion. That is why I didn't try to sway anybody. I'm not comfortable with it so that is why I voted no.

Dismuke stated I kind of felt the same way myself.

Bellino stated let's talk about that for a minute. There are 21 beds and that includes if the sprinklers go down they take care of them.

Burk stated yes.

Bellino stated the problem is July.

Burk stated it is just too much. I know I can go across the hallway and work something out to where we get some of our money back if not all of it. So in my mind we are getting that money back.

Bellino stated I was on some of the beds this weekend and they are clean. The sprinkler would be the only worry.

Burk stated the sprinkler system and the beds they maintain. If there is an issue they take care of it. They see the beds weekly.

Hushbeck stated I question if for one month is there \$7000 worth of risk that the Park Department couldn't help with. I don't believe you will lose 10 sprinklers a month. I might be wrong.

Bellino stated the contract is for cutting, planting and mulching. Let's change the monthly contract to a lesser amount for them just to maintain the sprinkler system for the month of July. The beds are clean and they will not have to mulch, plant or cut anything. What are we getting for \$7000. That is a good point. We are not getting much of anything and the only thing we are worried about is the sprinklers.

Ezell stated maintaining the sprinklers is less than a \$1000.

Burk stated I don't disagree with the idea if we can do it for a \$1000. We need to talk to 4-D to see if he will do just a monthly contract for a certain amount. I'm willing to have that conversation with him.

**Motion** by Godlove, **Second** by Hankins, to rescind the last motion. **Aye:** Godlove; Hankins; Hushbeck; Safi; Smith A; Smith M; Sweeney; Bellino; Burk; Dismuke. **Nay:** None. **Motion Passed.**

**Motion** by Hushbeck, **Second** by Godlove, to authorize the Chair to spend up to \$1200 to enter into a one month contract with 4-D to maintain the sprinklers for the month of July. **Aye:**

Hankins; Hushbeck; Safi; Smith A; Smith M; Sweeney; Bellino; Burk; Dismuke; Godlove. **Nay: None. Motion Passed.**

Shahan stated LETA YA made a presentation to you at the last meeting associated with the skate park. Since the article in the paper there has been an interest shown by different individual within the community. One of your trustees introduced me to an individual to discuss a project they are interested in doing. Here with you today is Jemar Lockhart. He is a graduate of MacArthur High School in 1997. He isn't asking for any financial support or commitment but for your endorsement to his project. If money is raised for the skate park we would like for you to receive that money. The city/department would participate with this entity to establish a skating/music project which would bring Red Bull in as a sponsor. TW Shannon is backing the project and now he has the Park Department. This is a good time for LETA YA to be involved with him in this development. I spoke with Schyler Burk and she asked that I mention this to you today. She will be attending one of their development meetings. I want to request that all money raised for the skate park be submitted to LETA and you add it as a line item to your account.

Burk stated I don't have a problem with that. We will need to start another subaccount. We have agreed to support the project and this way it can be tax deductible.

Shahan stated Lockhart's project is scheduled for August 17<sup>th</sup> at the McMahon Skate Park and it will be a skating/biking event. This is the population we are trying to get motivated in helping to develop this plan to raise funds.

Burk stated that is excellent. Would you like to address the board.

Lockhart stated the event is called Project X. We are trying to get all demographic in one place. The concert will consist of all types of music along with we will feature a skate boarding contest and the BMX bikers. Thank you for listening to us. We are trying to put things together to push our community into the right direction. I believe this is something to stand behind. We have a lot of support and conviction behind the project. Thank you.

Burk stated this is August the 17<sup>th</sup> at what time.

Lockhart stated 7:00 p.m. to 11:00 p.m.

Bellino stated (inaudible)

Lockhart stated I'm a finance manger for a local small car dealership. I graduated from MacArthur in 1997 and have a double major in finance and business management from Langston University. I see a need for the younger people to get activity and involved in the community. We are trying to help stop the nonsense that we all have been privy to seeing. I live in Duncan with my wife and we attended Bethlehem Baptist Church. When living in Lawton we attended St. Johns Baptist Church.

Smith A asked have you had a round table with some of the younger skate boarders.

Lockhart stated we have reached out to some of the local skaters. I went to the park last Saturday and talked with them. We have a lot of support from that particular group.

Burk stated this is a great start in getting this off the ground. We are here if you need us.

C. Receive report from Public Relations Committee

Hushbeck stated I don't have anything for today. I'm the Chamber representative and their leadership will be changing. I have expressed that they find another representative because I have served in this position for quite some time. I believe it is only fair to the Chamber since I'm not as involved as I was in the past. Brad Burgess will name another trustee and submit his name to the Mayor for approval and at that time I will be submitting my resignation. I apologize for not getting the ball rolling on this committee but I didn't want to get things started knowing I was going to resign.

Safi stated Godlove and I have worked on the website but it is a work in progress.

Burks stated we are going to miss Hushbeck because he has always been here and help in so many ways.

Hushbeck stated it has been exciting. I'm not a native here but have lived here for the last 10 years. Look around and there is a dramatic difference around this town. Bellino got the ball rolling. The part that excites me is not the money we spend but the money that private people and businesses spend. It becomes contagious. The drought has been a huge detriment to us. We were hitting a lot of momentum and then the drought kicks in but we will be moving forward again with the new bridge project. I think the future is really bright and this board is going to get more important as you move forward.

Burk stated thank you for your service and everything you have done. Safi is passing out as Trustee Handbook. This is for new board members so they will know what is expected of them and where we have been and where we are going. Look this over and bring back any suggestion you may have at the next meeting.

Sweeney stated thank you. As the newest member is this exactly what I need.

D. Treasurer Report

Burk stated you see on May 20<sup>th</sup> we received December, January, February, March and April's municipal fine fees. We only received 5% of the total for those months. We average about \$4000 a month. At the next meeting I will be bring a proposed budget. We believe hotel/motel for the next year will drop to \$850,000 and we will receive 5% of that so we will have to adjust our numbers. I met with Bob Rose from ODOT on the bridge project and landscaping of the tri-level. They want us to be a part of this. Once the landscaping is complete the City of Lawton will be responsible for the maintenance. We need every dollar we have to help with these projects. I have been approached about doing medians and I'm asking that we

hold off until the drought is over. The LETA balance is \$73,508 less \$5000 encumbered for the Eastside Dog Park. What are the plans for the dog park?

Shahan stated they have pulled off due to the status of the trees.

Bellino asked where was the work performed on the 2 L & L Sprinkler repairs.

Ezell stated I have the invoices in my office. Stop by after the meeting and I'll show them to you.

Burk stated if the dog park is on hold I suggest we place this encumbrance back into the LETA account.

**Motion by Godlove, Second by Safi**, to place the \$5000 encumbered for the Eastside Dog Park back into LETA's general fund. **Aye:** Hushbeck; Safi; Smith A; Smith M; Sweeney; Bellino; Burk; Dismuke; Godlove; Hankins. **Nay:** None. **Motion Passed.**

Burk stated so the LETA balance is \$73,500. We are still holding the other line items. The total bank balance is \$105,960.64. Are there any questions?

**Motion by Sweeney, Second by Safi**, to accept the treasurer's report **Aye:** Bellino; Burk; Dismuke; Godlove; Hankins; Hushbeck; Safi; Smith A; Smith M; Sweeney. **Nay:** None. **Motion Passed.**

E. Receive report from LETA YA.

Burk stated LETA YA will not be meeting during the summer months so we have no report.

2. New Business

A. Approve minutes of May 8, 2013.

**Motion by Hankins, Second by Smith M**, to approve the minutes of May 8, 2013 as written. **Aye:** Burk; Dismuke; Godlove; Hankins; Hushbeck; Safi; Smith A; Smith M; Sweeney; Bellino. **Nay:** None. **Motion Passed.**

B. Review and discuss donating \$25,000 to the Athletics Maintenance Contract and take action if necessary.

Burk stated in the last budget we gave up a portion of our money to help offset the fees for the maintenance contract. They were talking about cutting the contract this year so again I agreed to give \$25,000 towards that contract. When the budget was approved all that is needed is \$15,000. Since we don't have the RFP we do not know what the cost of the contract will be. I would suggest we wait until we have those figures before we do anything.

Bellino stated I would wait until we see what happens before committing anything.

Burk stated the City Manager wants to make certain we set this money aside.

Bellino stated not knowing the figures of the contract I would wait.

Burk stated I wanted to bring this to your attention.

Hushbeck stated for assurance you could pole the board to see if anyone had any opposition.

Burk asked does anyone have a problem with paying the \$15,000 to help ensure a maintenance contract. If everyone is okay then we will take no action on this item.

C. Discuss each Trustee becoming responsible for a certain area on the 4-D contract and to report monthly on this area to the Authority and take action if necessary.

Bellino stated I want to begin with a story. Most people don't understand the importance of beautification. It is an economic issue. My personal belief is Burk is the only person that understands this. Memorial is going to electronic health records and they hired a contractor to help us learn the program. I asked the young man that was training us where he was from. He stated he was employed by a company out of Columbus, Ohio and they flew him in on Sunday and back home on Thursday. I asked about his background and he said he began as an RN but is making 3 times more money with this company. An RN makes around \$50,000 to \$60,000 and now he is making 3 times that. When I asked what he thought of Lawton he told me it was dirty, it stinks and he would never want to live here. He stated when his fiancé was here she went to Atlanta Bread and 2 men tried to get into her car and there was a police officer not far away. When I asked what he did for recreation he stated he rode bikes, run and went to the movies but it was too dangerous to do those things here. These are the kind of people we want in Lawton. Young dynamic people with good salaries are not going to move here because we are dirty and aesthetically we don't look good. A local professional who is about 35 and was born here mentioned he and his wife were thinking about buying land in Dallas to allow their kids to go to school there. She would live there during the week and he would go down on the weekends. I went to the movies the other night and the parking lot was filthy. I don't care what Barry Albright and the Lawton Economic Development Corporation is trying to do. They don't get it. People today can live where they want and the jobs go to them. They are not going to live in Lawton America. It is like putting lipstick on a pig. If we are going to be economically viable we have to change. It starts with the little things so what I'm asking all of you to do is look at this list of 21 properties on the maintenance contract and see which ones are in your Ward. Then once a month drive by those properties and come back and give a monthly report on their appearance. Just as simple as that. It is the beginning of trying to make a very small difference.

Burk asked are there any comments.

Dismuke stated I think we have come a long way. It is much better than a few years ago. Northwest Church of Christ held a Campaign for Christ here and there were about 60 people

from out of state that came to participate. We have been doing this for several years. I heard good positive comments about this city looking better but almost everyone questioned their safety. For you Councilmembers here I would think this was more of a concern for our visitors.

Bellino stated you are wrong.

Dismuke stated we have such a terrible reputation and I'm ashamed of it. A lot of it is exaggerated but some is true. I think Council has to approach that situation.

Bellino stated it is the broken window theory. If you walk by a building and a window is broken the next time you walk by you think nobody cares. The third time you walk by you throw another rock in it. That is what aesthetics is about. Bad people don't live in good looking places. Aesthetics are an economic issue and very few people in this town get it. As far as safety is concerned it is a huge issue. You pull Lawton up on the internet and the first thing it talks about is the crime rate. You are right but we as individuals are responsible for that. We are all a part of this community. Our neighborhood watches need to be active. People need to look out for one another in their community and to watch for their neighbors. We are all part of the solution. Each of you are from a Ward and there are parks in your Ward. Drive by once a month to make sure it looks good. It is our responsibility. I did the median across from Walmart and planted lantana. If people would do one little thing, watch and report it would make a difference. We need to be active members of this community. There is a dead tree at 11<sup>th</sup> and Gore and if no one cuts it down I will. Some of the problem is our business men here. Look at the Dollar General on Gore across from IBC Bank. That is the Worthern building. We are losing population all the time because we are losing good retirees. We have nothing for retirees. You can't look for business without having something to offer. It is the same thing that happened when Oklahoma City reinvented itself. People weren't going to Oklahoma City because it was such a dismal city. They reinvented themselves and that is what we need to do. There is a group going Friday to the OU Institute for Quality Communities to talk with Blair Humphreys. We want to see what he has to say about Lawton and what he thinks we need to do. This city doesn't even have a mission statement or a vision. We need to entrust little thing and they will grow into big things.

Smith A stated the parks I see are underutilized. You were talking about spending money to put in new equipment and fix the parks but when you drive by them they are not being used. The adults are using the parks for ill use. People are keeping their children home due to the fear fact of the criminal aspect.

Bellino stated my patients tell me that. Where are the churches? They should be out in the parks once a month cleaning them.

Smith A stated churches are telling you to keep your children home. There are troubled people sitting and walking in the parks.

Bellino stated you are not going to rehab the bad people. You have to move them out.

Smith A stated from my neighborhood to yours.

Bellino stated no to another city.

Hankins stated our church did adopt a park. We cleaned and had a huge event at the park by Lincoln School. We cooked hotdogs and I believe it turned out to be a very good event.

Bellino asked what church.

Hankins stated Centenary.

Bellino stated Centenary is an extraordinary church. The churches have abnegated their responsibilities. It shouldn't be the governments responsibility to do social services. Churches should step forward and do it.

Hankins stated they do it well when they do it.

Godlove asked is there a ministerial alliance in Lawton that we might contact and encourage them to encourage their churches.

Burk stated we only have 1 or 2 participants in our adopt a park program.

Bellino stated Neighborhood Services haven't been activity in pushing the adopt a park or adopt a street.

Burks stated adopt a park has been moved to Parks and Recreation. I asked each Councilmember to go to their Neighborhood Watch to see if they would adopt a park. It wasn't a big success. MacArthur Park Home Association adopted their park and they maintain it. I believe we have to many parks in this city to maintain. So many of the little neighborhood parks have become a safe haven for gang activity and late night trouble. Only a handful of people use the parks and we have to mow and keep up the equipment on all of them. This is very expensive. I believe this group has to be diligent with these 21 locations. Shahan's department oversees these locations and this is their contract not ours. I want you to go up and down roads to find places that Neighborhood Services is not picking up. For example at the Cinemas the grass was over knee high and also on 38<sup>th</sup> Street.

Bellino stated we can be part of their eyes and ears. We need to look at this contract and drive by a park in your area once a month.

Godlove state I agree as trustees and citizens we all have the responsibility to make sure things look good and I do. I call Neighborhood Services at least once a week. I would hope we all would do that. I would also like for us to have some sort of campaign where people compete with one another to take pride in their city and their yards. This needs to be a topic at our next retreat. It is dreadful to see some of the homes and businesses that care nothing and Lowe's is one example. I cannot image why people who sale plants has property that looks so terrible.

Bellino stated I stopped and gave the assistant manager my card and haven't heard from them. I will take those trees down myself. You are exactly right we need to be vocal on this. We are the problem. The community needs to be a part and it is our responsibility to make that happen. We can't do it by ourselves because we don't have the dollars but the community has the energy to make the changes. Maybe there should be a big prize for the best lawn.

Burk stated for 4 months last year we did a yard of the month. The problem was getting enough people to submit nominees. I want the citizens to submit addresses but we haven't got there. I know we are in the middle of a drought but we need to start it back. It is more than just green grass and shrubs. It should be for someone who has a nice clean property, well painted and something they have taken pride in. It doesn't have to be in a big neighborhood. Our yearly winner last year was a very small home in Ward 2. The key is getting people aware of what we are trying to do.

Smith M stated the yard needs to get their award that month and a picture needs to be in the paper so people are aware. The pictures were not in the paper.

Burk stated I agree. We need a subcommittee that will do all that each month. Kim McConnell has stated she will send out a photographer when we put the sign in the yard. Once we have our website you will be able to nominate yards from there.

Smith M stated people won't nominate if we don't publicize.

Burk stated I agree. Would you be willing to chair that subcommittee.

Smith M stated yes.

Burk asked are there other that would like to be on this subcommittee. I think we need to start as soon as possible.

Bellino stated I will help you.

Burk stated if we will bring nomination next month then we will vote on a winner for that month.

Smith M asked if we vote in June does that mean they are the winner for July?

Burk stated that sound good.

Smith M asked what about doing a business of the month.

Burk stated I believe that will be a real headache. I believe are business numbers are dwindling and we are going to have to go back to those that won 8 years ago if they are still maintaining them.

Smith M asked have we started on the banquet.

Burk stated not yet. We thought we would do the selection in August.

Smith M asked do we know the venue.

Burk stated we are returning to the banquet hall. We like bring sold out.

Safi stated I will put the yard of the month in O.K.I.E.

Smith A stated maybe we could ask Sutherland's or Lowe's for gift cards as an incentive.

Smith M stated we could afford to give an award could we not. Maybe use local garden centers instead of national ones.

Burk stated these are all great ideas. I hope the subcommittee pulls it together and we vote on a yard at the next meeting. Then we will decide what we want to give.

Godlove asked do we want to ask everyone to nominate a yard.

Burk stated yes.

Sweeney asked on these parks how do you know what Ward they are located in.

Ezell stated you I will locate the Wards and email them to you.

### 3. Old Business

#### A. Review and Discuss Website and take action if necessary.

Burk stated we are still working on this. It is going to take a little more time than I thought to pull it together. I hope within the next 30 to 45 days we have a website up and running.

#### B. Review and Discuss Municipal Building and take action if necessary.

Burk stated this item needs to be pulled. The Judge is not ready and I want him to be involved. So let's pull this item until the Judge gets back with us.

### 4. Announcements

Burk asked are there any other announcements.

### 5. Adjournment

**Motion** by Godlove, **Second** by Smith M, to adjourn. **Aye:** Godlove; Hankins; Hushbeck; Safi; Smith A; Smith M; Sweeney; Bellino; Burk; Dismuke. **Nay:** None. **Motion Passed.**