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On Thursday, April 10, 2025, at or before 4:59 p.m., agenda was posted at the front doors of City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: [cityofbethany.org](http://cityofbethany.org). The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk 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 signing is not the necessary accommodation.

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# AGENDA

## BETHANY CITY COUNCIL

**TUESDAY, APRIL 15, 2025**  
**6:30 P.M.**

**BETHANY CITY HALL**  
**6700 NW 36<sup>TH</sup> ST**  
**BETHANY, OKLAHOMA**



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With the exception of new business, official action can only occur on items which appear on the agenda. The Council may adopt, approve, ratify, deny, defer, recommend, amend, strike, or continue any agenda item. When more information is needed to act on an item, Council may refer the matter to the City Manager or the Municipal Counselor. The Council may also refer items to standing committees of the Council or to a board or commission for additional study. Under certain circumstances, items may be deferred to a specific later date or stricken from the agenda entirely.

### Oath of Office

1. Call to Order
2. Invocation and Flag Salute
3. Consent Docket:
  - A. Approval of Minutes from the April 1, 2025, Regular Meeting.
  - B. Approval of Minutes from the April 8, 2025, Special Called Meeting.
  - C. Approval of Claims: These claims have been found to be in order by staff and proper as to form and procedure and are recommended for payment. A copy of the Claims List is included in the agenda packet.
  - D. Approval of Budget Amendment 25-8.
4. Mayoral Proclamation declaring May 2025 as Frontline Worker Appreciation Month in the City of Bethany.

5. **PUBLIC HEARING ITEM:** Consideration and possible action regarding a Special Use Request from Josh Haines, applicant and property owner, to build a 1,200 square-foot accessory structure at 3200 N Alexander Lane. *(Elizabeth Gray, City Manager)*
  - A. Presentation by staff and/or interested party.
  - B. Public Comment
  - C. Possible Action
  
6. **PUBLIC HEARING ITEM:** Consideration and possible action regarding a Special Use Request from Ryan Marshall, applicant and Lindsey and Zack Bluethman, property owners, to build a 960 square-foot accessory structure at 8014 NW 36<sup>th</sup> Street. *(Elizabeth Gray, City Manager)*
  - A. Presentation by staff and/or interested party.
  - B. Public Comment
  - C. Possible Action
  
7. Public Comment - Any person wishing to address the Council during Public Comment shall give their name, address, and city of residence to the City Clerk for the records PRIOR to the start of the meeting. *(Per Chapter 30 of the Bethany Code of Ordinances, there is a five-minute limit, and no action or discussion shall take place. All remarks shall be addressed to the Council as a body, and not to any member thereof.)*
  
8. Citywide public works projects update by TEIM Design. *(Elizabeth Gray, City Manager)*  
*(Tabled from the April 1, 2025 Regular Meeting)*
  
9. Annual presentation by Cowan Engineering regarding Bethany-Warr Acres Public Works Authority (BWA-PWA). *(Elizabeth Gray, City Manager)*
  
10. Consideration and possible approval to ratify existing emergency expenditures for the McMillan Sewer Lift Station and update on the station. *(Elizabeth Gray, City Manager)*
  
11. New Business *(As defined by the Oklahoma Open Meeting Act § 311 (A) (9) as "matters not known about or which could not have reasonably been foreseen prior to the time of posting the agenda").*
  
12. City Attorney's Report.
  
13. City Manager's Report.
  - A. Financial Report.
  
14. Mayor and Council Members Comments and Suggestions.
  
15. Adjourn until May 6, 2025.

## **BETHANY PUBLIC WORKS AUTHORITY**

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2. Consideration and possible approval to ratify existing emergency expenditures for the McMillan Sewer Lift Station and update on the station. (Elizabeth Gray, City Manager)
3. New Business (*As defined by the Oklahoma Open Meeting Act § 311 (A) (9) as "matters not known about or which could not have reasonably been foreseen prior to the time of posting the agenda"*).
4. Adjourn until May 6, 2025.

## **BETHANY HOSPITAL TRUST**

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2. New Business (*As defined by the Oklahoma Open Meeting Act § 311 (A) (9) as "matters not known about or which could not have reasonably been foreseen prior to the time of posting the agenda"*).

3. Adjourn until May 6, 2025.

## **BETHANY DEVELOPMENT AUTHORITY**

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2. New Business (*As defined by the Oklahoma Open Meeting Act § 311 (A) (9) as "matters not known about or which could not have reasonably been foreseen prior to the time of posting the agenda"*).
3. Adjourn until May 6, 2025.

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Public Participation Note: The City Council and Staff of the City of Bethany strongly encourages the input and involvement of the citizens to help ensure that the city government provides the highest level of services to meet the public needs and desires. If you have any concerns or comments about an agenda item, or any other issue, please contact the Mayor, your Ward Council Members or City Hall Staff. You may also contact the City Manager's office if you would like to have an item placed on a future agenda to address the Council as a whole. (Guidelines are available in the Council Chambers and in City Hall Lobby.)

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NOTICE: On Thursday, March 27, 2025, at or before 4:59 p.m., agenda was posted at the front doors of City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: cityofbethany.org. The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk 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 signing is not the necessary accommodation.

**BETHANY CITY COUNCIL MEETING**

**BETHANY CITY HALL**

**TUESDAY, APRIL 1, 2025**

**6:30 P.M.**

<b>MEMBERS PRESENT:</b>	Amanda Sandoval	Mayor
	Peter Plank	Vice-Mayor
	Ken Smart	Council Member
	Brian Magirowsky	Council Member
	Chris Powell	Council Member
	Chandra Ford	Council Member
	Kathy Larsen	Council Member
	Burt Falkner	Council Member
	Dale German	Council Member

**MEMBERS ABSENT:** None

<b>OTHERS PRESENT:</b>	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Lesa LaMar	Deputy City Clerk
	Michael Vaughn	City Clerk/Treasurer
	Joe Davis	TEIM Design
	Chad Meek	Deputy Police Chief
	(See Roster)	

**ITEM NO. 1** on the agenda **CALL TO ORDER.**

Mayor Sandoval called the Bethany City Council meeting to order at 6:30 P.M.

**ITEM NO. 2** on the agenda was **INVOCATION AND FLAG SALUTE.**

The Invocation was given by Council Member German.  
The Flag Salute was conducted by Council Member German.

**ITEM NO. 3 CONSENT DOCKET:**

**A. APPROVAL OF MINUTES FROM THE MARCH 18, 2025, REGULAR MEETING.**

- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS LIST IS INCLUDED IN THE AGENDA PACKET.**

A motion was made by Council Member Magirowsky, seconded by Council Member Smart to approve the Consent Docket. Yes votes: Larsen, Powell, Smart, Sandoval, Magirowsky, German, Falkner, German, Ford. No votes: None. Motion approved.

**ITEM NO. 4 on the agenda was MAYORAL PROCLAMATION DECLARING APRIL 2025 AS AUTISM AWARENESS AND ACCEPTANCE MONTH.**

Mayor Sandoval read the proclamation and declared April 2025 as Autism Awareness and Acceptance month.

**ITEM NO. 5 on the agenda was MAYORAL PROCLAMATION DECLARING MARCH 29, 2025 AS BETHANY K9 VETERANS DAY.**

Mayor Sandoval presented the Bethany K9 Veterans Day Proclamation to Mark Nadig with SNU Vets Center.

**ITEM NO. 6 on the agenda was MAYORAL CERTIFICATE OF APPRECIATION FOR COUNCIL MEMBER DALE GERMAN.**

Mayor Sandoval presented a Certificate of Appreciation to Dale German.

Vice-Mayor Peter Plank played and sang the official song of Bethany that he wrote years ago for his appreciation to Mr. German in serving the City of Bethany the last few months as a fellow council member. The song is attached as Exhibit "A".

**ITEM NO. 8 on the agenda was PRESENTATION FROM BETHANY PUBLIC SCHOOLS SUPERINTENDENT DR. REUBEN BELLOWS.**

Dr. Bellows thanked the city for all the progress in Bethany and around the school. He expressed his appreciation for the relationship that has been built between the City Manager, the City of Bethany and Bethany Public Schools.

**ITEM NO. 7 on the agenda PUBLIC HEARING ITEM: CONSIDERATION AND POSSIBLE ACTION REGARDING A SPECIAL USE REQUEST FROM VITALII SOROCHYNSKYI, APPLICANT AND PROPERTY OWNER, TO BUILD A 742 SQUARE FOOT ACCESSORY STRUCTURE AT 3116 N EAGLE LN.**

- A. PRESENTATION BY STAFF AND/OR INTERESTED PARTY.**

The City Manager Elizabeth Gray reported this project had originally been issued a carport permit and later it was discovered that it was not a carport. This item was approved unanimously for a special use permit by Planning and Zoning.

**B. PUBLIC COMMENT**

**C. POSSIBLE ACTION**

A motion was made by Council Member German, seconded by Council Member Smart to approve a Special Use Request from Vitalii Sorochynskyi, applicant and property owner, to build a 742 square foot accessory structure at 3116 N Eagle Ln. Yes votes: Smart, Larsen, Ford, Sandoval, Magirowsky, Plank, German, Powell, Falkner. No votes: None. Motion approved.

**ITEM NO. 9** on the agenda was **PUBLIC COMMENT - ANY PERSON WISHING TO ADDRESS THE COUNCIL DURING PUBLIC COMMENT SHALL GIVE THEIR NAME, ADDRESS, AND CITY OF RESIDENCE TO THE CITY CLERK FOR THE RECORDS PRIOR TO THE START OF THE MEETING. (PER CHAPTER 30 OF THE BETHANY CODE OF ORDINANCES, THERE IS A FIVE-MINUTE LIMIT, AND NO ACTION OR DISCUSSION SHALL TAKE PLACE. ALL REMARKS SHALL BE ADDRESSED TO THE COUNCIL AS A BODY, AND NOT TO ANY MEMBER THEREOF.)**

Michelle Stivers-8308 NW 25th Street- Facebook

**ITEM NO. 10** on the agenda was **CONSIDERATION AND POSSIBLE ADOPTION OF RESOLUTION NO. 1715 DESIGNATING THE WEEK OF APRIL 13-19, 2025 AS NATIONAL TELECOMMUNICATOR WEEK IN THE CITY OF BETHANY. (ELIZABETH GRAY, CITY MANAGER)**

A motion was made by Mayor Sandoval, seconded by Council Member Powell to approve Resolution No. 1715. Yes votes: Smart, Larsen, Ford, Sandoval, Magirowsky, Plank, German, Powell, Falkner. No votes: None. Motion approved.

**ITEM NO. 11** on the agenda was **CITYWIDE PUBLIC WORKS PROJECTS UPDATE BY TEIM DESIGN.**

This item was tabled to the next meeting.

**ITEM NO. 12** on the agenda was **CONSIDERATION AND POSSIBLE APPROVAL OF A REQUEST BY TEIM DESIGN TO ADVERTISE FOR BIDS FOR THE NW 36<sup>TH</sup> AND N COUNCIL TRAFFIC SIGNALIZATION AND PEDESTRIAN IMPROVEMENT PROJECT RELATED TO GENERAL OBLIGATION BOND PROPOSITION 1-C. (ELIZABETH GRAY, CITY MANAGER)**

A motion was made by Council Member Magirowsky, seconded by Vice-Mayor Plank to approve a request by TEIM Design to advertise for bids for the NW 36<sup>th</sup> and N Council Traffic Signalization and Pedestrian Improvement Project related to General Obligation Bond Proposition 1-C. Yes votes: Magirowsky, Smart, German, Plank, Sandoval, Ford, Larsen, Falkner, Powell. No votes: None. Motion approved.

**ITEM NO. 13** on the agenda was the **CONSIDERATION AND POSSIBLE APPROVAL OF AMENDMENT NO. 1 TO THE CONTRACT WITH ALL ROADS PAVING, INC. FOR GENERAL OBLIGATION BOND PROPOSITION 1-H PAVING PROJECT (N PENIEL AVE FROM NW 25<sup>TH</sup> TO NW 30<sup>TH</sup> STREET) IN A DEDUCT AMOUNT OF \$30,521.67 AND AUTHORIZE THE MAYOR TO SIGN THE DOCUMENT ON BEHALF OF THE CITY OF BETHANY. (ELIZABETH GRAY, CITY MANAGER)**

A motion was made by Council Member Smart, seconded by Council Member Larsen to approve Amendment No. 1 to the contract with All Roads Paving, Inc. for General Obligation Bond Proposition 1-H Paving Project (N Peniel Ave from NW 25<sup>th</sup> to NW 30<sup>th</sup> Street) in a deduct amount of \$30,521.67 and authorize the mayor to sign the document on behalf of the City of Bethany. Yes votes: Magirowsky, Plank, Smart, Sandoval, Falkner, Larsen, Ford, German, Powell. No votes: None. Motion approved.

**ITEM NO. 14** on the agenda was **CONSIDERATION AND POSSIBLE APPROVAL TO ACCEPT GENERAL OBLIGATION BOND PROPOSITION 1-H PAVING PROJECT (N PENIEL AVE FROM NW 25<sup>TH</sup> TO NW 30<sup>TH</sup> STREET) AS A PUBLIC IMPROVEMENT AND PLACE MAINTENANCE BOND INTO EFFECT. (ELIZABETH GRAY, CITY MANAGER)**

Joe Davis with TEIM Design explained the maintenance bond to the council.

A motion was made by Council Member Magirowsky, seconded by Council Member Falkner to approve to accept General Obligation Bond Proposition 1-H Paving Project (N Peniel Ave from NW 25<sup>th</sup> to NW 30<sup>th</sup> Street) as a public improvement and place maintenance bond into effect. Yes votes: Magirowsky, Smart, Powell, Ford, Plank, Larsen, Sandoval, German, Falkner. No votes: None. Motion approved.

**ITEM NO. 15** on the agenda was **CONSIDERATION AND POSSIBLE APPROVAL OF CONSTRUCTION CONTRACT WITH SAC SERVICES, INC. FOR OKLAHOMA COUNTY ARPA FUNDED 34<sup>TH</sup> STREET HEALTHY LIVING AND ACTIVE COMMUNITY PROJECT FOR SIDEWALKS AND NEW WATER METERS ON NW 34<sup>TH</sup> STREET BETWEEN COLLEGE AND PENIEL IN THE AMOUNT OF \$78,111.00 AND AUTHORIZE THE MAYOR TO SIGN THE DOCUMENT ON BEHALF OF THE CITY OF BETHANY. (ELIZABETH GRAY, CITY MANAGER)**

A motion was made by Council Member Smart, seconded by Vice-Mayor Plank to approve the Construction Contract with SAC Services, Inc. for Oklahoma County ARPA funded 34<sup>th</sup> Street Healthy Living and Active Community Project for sidewalks and new water meters on NW 34<sup>th</sup> Street between College and Peniel in the amount of \$78,111.00 and authorize the mayor to sign the document on behalf of the City of Bethany. Yes

votes: Falkner, Larsen, Ford, Sandoval, Magirowsky, Plank, Smart, German, Powell. No votes: None. Motion approved.

**ITEM NO. 16** on the agenda was **CONSIDERATION AND POSSIBLE APPROVAL TO ENTER INTO A 60-MONTH CONTRACT WITH AXON ENTERPRISE, INC. FOR POLICE BODY CAMERA EQUIPMENT AND SOFTWARE TOTALING \$345,245.15 AND AUTHORIZE THE MAYOR TO SIGN THE DOCUMENT ON BEHALF OF THE CITY OF BETHANY. (ELIZABETH GRAY, CITY MANAGER)**

Deputy Chief Meek elaborated on the contract and the need for this item within the Police Department.

A motion was made by Council Member Magirowsky, seconded by Council Member Larsen to approve entering into a 60-month contract with Axon Enterprise, Inc. for police body camera equipment and software totaling \$345,245.15 and authorize the mayor to sign the document on behalf of the City of Bethany. Yes votes: German, Plank, Falkner, Ford, Sandoval, Magirowsky, Smart, Powell, Larsen. No votes: None. Motion approved.

**ITEM NO. 17** on the agenda was **EXECUTIVE SESSION: DISCUSSION REGARDING WATER SECURITY AND VULNERABILITY ASSESSMENT OF THE CITY OF BETHANY'S WATER RESOURCES PURSUANT TO 25 O.S. 307 (B) (7). (RAY JONES, CITY ATTORNEY)**

**A. ENTER INTO EXECUTIVE SESSION**

A motion was made by Council Member Magirowsky, seconded by Council Member Smart to enter Executive Session at 7:09 p.m. Yes Votes: Powell, German, Plank, Falkner, Ford, Magirowsky, Sandoval, Larsen, Smart. No votes: None. Motion approved.

**B. EXIT EXECUTIVE SESSION**

A motion was made by Council Member Smart, seconded by Council Member Powell to exit Executive Session at 7:44 p.m. Yes Votes: Smart, Sandoval, Larsen, Falkner, Magirowsky, Powell, German, Plank, Ford. No Votes: None. Motion approved.

**ITEM NO. 18** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS "MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA")**.

None.

**ITEM NO. 19** on the agenda was the **CITY ATTORNEY'S REPORT**.

City Attorney Jones gave a report of his past two weeks' work.

**ITEM NO. 20** on the agenda was the **CITY MANAGER'S REPORT**.

City Manager Gray provided updates regarding recent and upcoming events and projects.

**ITEM NO. 21** on the agenda was **COUNCIL MEMBERS' ANNOUNCEMENTS, COMMENTS, AND PROPOSALS**.

Each council member was given the opportunity to comment.

**ITEM NO. 22** on the agenda was **ADJOURN UNTIL APRIL 15, 2025**.

Mayor Sandoval adjourned the Bethany City Council meeting at 8:04 P.M. until April 15, 2025.

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MAYOR

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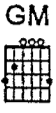

CITY CLERK


# Bethany

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Andante





Words and Music by  
Peter Plank


Tenor

GM  CM 


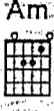
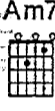
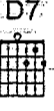
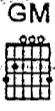
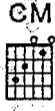



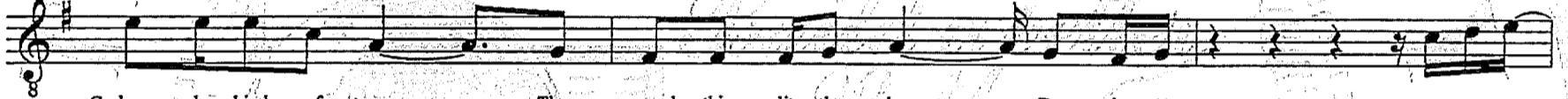
1. Way back when in nine - teen ten peo - ple came from all a - round - - -  
 2. I don't know if you've been told - - - You we wel - come here - - -  
 3. If you choose to come here, too - - I know that you'll a - gree - There's

D7  CM  GM  GM 

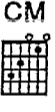
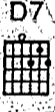
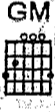
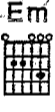
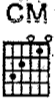



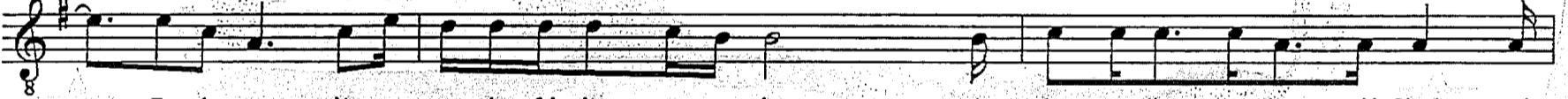
Mov - ing to a place that's - new they were Ok - la - ho - ma bound. - - - Try - ing then to set - tle in a  
 Stay a while and share a smile - - Your home is al - ways near. (to) work or play for just a day or  
 no place else - on this whole earth - like the town of Be - tha - ny (so) move on in and be a friend and

CM  Am  Am7  D7  GM  CM  GM 

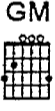


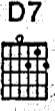





God - ly kind of town. - - They named this lit - tle place Be - tha - ny. Be - tha - ny -  
 throughout the en - tire year. - - I know that you will love - Be - tha - ny. -  
 you will tru - ly see - - why peo - ple fall in love with Be - tha - ny - -

CM  D7  GM  Em7  CM  D7 

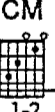
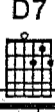
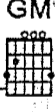
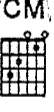

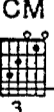
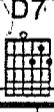


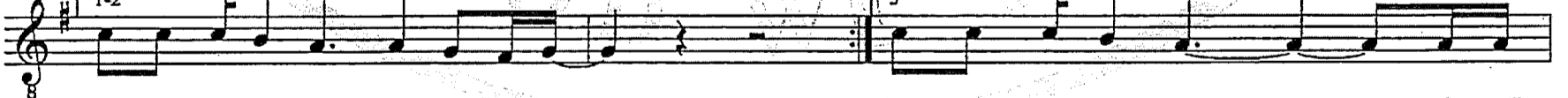
Be - tha - ny - it's a won - der - ful place to - be A place to live to share with friends and

GM  G7  CM  D7  GM  Em7 

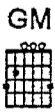
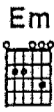
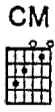
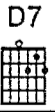


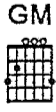



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CM  D7  GM  CM  GM  CM  D7 



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NOTICE: On Thursday, March 20, 2025, at or before 4:59 p.m., agenda was posted at the front doors of City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: cityofbethany.org. The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk 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 signing is not the necessary accommodation.

**BETHANY CITY COUNCIL  
BETHANY PUBLIC WORKS AUTHORITY  
BETHANY HOSPITAL TRUST  
BETHANY DEVELOPMENT AUTHORITY**

**SPECIAL CALLED MEETING**

**BETHANY LIBRARY-MEETING ROOM A  
6700 NW 35<sup>TH</sup> ST  
BETHANY OK 73008**

**TUESDAY, APRIL 8, 2025**

**5:30 P.M. – 7:00 P.M.**

MEMBERS PRESENT: Amanda Sandoval Mayor/Chair  
Peter Plank Vice Mayor/Vice-chair  
Brian Magirowsky Council Member/Trustee  
Chris Powell Council Member/Trustee  
Burt Falkner Council Member/Trustee  
Ken Smart Council Member/Trustee  
Kathy Larsen Council Member/Trustee  
Chandra Ford Council Member/Trustee

MEMBERS ABSENT:

OTHERS PRESENT: Elizabeth Gray City Manager  
Ray Jones City Attorney  
Michael Vaughn City Clerk/Treasurer  
Leasa Furr Human Resources Director  
Brett Crecelius Community Development Director  
Brian Murray Fire Chief  
Staci Peck Court Administrator  
J. D. Reid Police Chief  
Chad Meek Deputy Police Chief  
David Flener Police Captain  
Phil Stowell Public Works Director  
Pedro DeLoera Parks Supervisor  
Lori Longhofer PW Administrative Assistant  
Teresa Bohanan PW Administrative Assistant  
E. J. Cope Deputy Public Utilities Superintendent

Josh Boatman	Utility Line Supervisor
Ray Bohanan	Solid Waste Supervisor
Linda Warner	Executive Assistant
	(See Roster)

**THE MEMBERS OF THE CITY OF BETHANY CITY COUNCIL, ADMINISTRATIVE STAFF AND GUESTS WILL GATHER FOR THE PURPOSE OF A BUDGET FAIR TO OBTAIN SUGGESTIONS AND INPUT FOR THE FY 2026 BUDGET.**

**THE MEETING IS FOR INFORMATIONAL PURPOSES ONLY, WITH NO BUSINESS TO ACTED UPON BY COUNCIL**

No action taken.

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MAYOR / CHAIR

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CITY CLERK

## BETHANY CITY COUNCIL

**From:** Michael Vaughn, Finance Director  
**Date:** April 10, 2025  
**Subject:** Claims list for the 04/15/2025 City Council Meeting

### GENERAL OPERATIONS FUND

FUND	AMOUNT
General Operations Fund	\$ 88,276.81
Public Safety Fund	\$ -
Capital Improvement Fund	\$ -
Federal Grant Fund	\$ 32,662.50
2022A GO Bond	\$ 132,221.00
Municipal Court Fund	\$ -
Cemetery Fund	\$ 9,713.99
<b>TOTAL</b>	<b>\$ 262,874.30</b>

### ENTERPRISE-WIDE SUMMARY OF ALL CLAIMS:

FUND	AMOUNT
General Operations Fund	\$ 262,874.30
Bethany Public Works Authority	\$ 512,748.31
Bethany Hospital Trust	\$ -
Bethany Development Authority	\$ -
<b>TOTAL</b>	<b>\$ 775,622.61</b>

### RECOMMENDATION

1. Approve claims as presented.



P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: N/A		NON-DEPARTMENTAL				
25-53232	10-005216	PERDUE BRANDON	FIELDER COLLMARCH 2025 COLLECTION RPT	4/2025	MARCH 2025--	3,563.38
DEPARTMENT TOTAL:						3,563.38
DEPARTMENT: 01.0		MANAGEMENT				
25-51091	10-005084	JAN-PRO CLEANING SYSTEMS	CITY HALL CLEANING	4/2025	INV164264	813.00
25-53158	10-005321	AMAZON CAPITAL SERVICES,	INBUSINESS PRIME	4/2025	20250501	349.00
25-53189	10-005321	AMAZON CAPITAL SERVICES,	INURINAL SCREENS &ECO CLIPS	4/2025	0953013	49.83
25-53199	10-005321	AMAZON CAPITAL SERVICES,	INSIGN AND STAPLER	4/2025	7254665	11.75
25-51288	10-005373	CARD SERVICES/P1	MICROSOFT AZURE 76 LICENS	4/2025	E0300W0377	450.00
25-52984	10-005373	CARD SERVICES/P1	OFFICE 365 BUSINESS	4/2025	E0300VZETS	713.40
25-53049	10-005703	FLOOR-TECH JANITORIAL	PAPERTOWELS,TOILETPAPER	4/2025	6416	212.25
25-52404	10-005851	LYTLE, SOULE' & FELTY, P.C.	CITY ATTORNEY	4/2025	312551	5,000.00
25-52405	10-005851	LYTLE, SOULE' & FELTY, P.C.	OUTSIDE OF CONTRACT	4/2025	COUNCIL RESEARCH	592.00
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	88.97
25-53192	10-006245	OKLAHOMA WILDLIFE SOLUTIONS	GOOSE NEST REMOVAL	4/2025	25124	350.00
25-53297	10-1	JASON KIRKLAND	OSBI REIMBURSEMENT	4/2025	25-53297	19.00
25-53298	10-1	T MITCHELL ADAMS	OSBI REIMBURSEMENT	4/2025	53298	19.00
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	705.60
25-52887	10-1069	OKLAHOMA MUNICIPAL LEAGUE	NOI-SANDOVAL JUNE 13	4/2025	200006138	85.00
25-52938	10-1083	OKLAHOMA COUNTY ELECTION	BOPREELECTION 4/11 COST	4/2025	20250401-	1,417.64
25-53300	10-1871	ICMA MEMBERSHIP RENEWALS	FY26 RENEWAL	4/2025	#425046 2026	1,005.34
25-51357	10-2274	OZARKA WATER COMPANY	MONTHLY RENTAL/WATER	4/2025	39251326	32.89
25-51572	10-2448	MARGARET MCMORROW-LOVE	ATTORNEY SVC.	4/2025	MARCH SVC	3,952.80
25-51170	10-3196	IMAGENET CONSULTING, LLC	MANAGED IT	4/2025	INV1231811	8,377.50
25-51152	10-4310	AMERIFLEX	FSA ADMIN FEE	4/2025	INV859736	196.10
DEPARTMENT TOTAL:						24,441.07
DEPARTMENT: 02.0		FINANCE				
25-53199	10-005321	AMAZON CAPITAL SERVICES,	INSIGN AND STAPLER	4/2025	9154629	42.34
DEPARTMENT TOTAL:						42.34

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: 03.0 COURT						
25-53126	10-004622	OMCCA	2025 MEMBERSHIP FEES	4/2025	15584142	165.00
25-51770	10-005099	CITY OF YUKON	INMATE MARSH	4/2025	MARSH SEPT	210.00
25-51521	10-005156	COX COMMUNICATIONS INC.	MONTHLY PHONES, INTERNET	4/2025	20250329	14.65
25-51682	10-006123	CHRISTOPHER T. STEIN	PROSECUTOR	4/2025	250321	1,848.00
25-51681	10-006144	ROBERT BLACK, PLLC	PROSECUTOR	4/2025	25-03	2,035.00
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	174.24
25-51081	10-2274	OZARKA WATER COMPANY	MONTHLY WATER	4/2025	1040016	17.99
25-51680	10-3258	CITY OF YUKON	INMATE JOHNSON	4/2025	JOHNSON SEPT	84.00
25-51991	10-3258	CITY OF YUKON	JAIL MORRIS	4/2025	MORRIS OCT	84.00
25-52428	10-3258	CITY OF YUKON	INMATE EDMONSON	4/2025	EDMONSDON DEC	210.00
25-52612	10-3258	CITY OF YUKON	INMATE KAULAITY	4/2025	KAULAITY	84.00
25-51076	10-3342	JANI-KING OF OKLAHOMA, INC.	JANITORIAL MONTHLY	4/2025	OKC04250219	640.66
DEPARTMENT TOTAL:						5,567.54
DEPARTMENT: 05.0 POLICE						
25-51523	10-004789	TRADS, INC	TransUnion Usage Monthly	4/2025	MAR 2025	75.00
25-53076	10-005321	AMAZON CAPITAL SERVICES, INC	INSafety Training Rounds	4/2025	8264217	100.79
25-53077	10-005321	AMAZON CAPITAL SERVICES, INC	INHolloway Pants	4/2025	2988234	39.99
25-53173	10-005321	AMAZON CAPITAL SERVICES, INC	INMaternity Pants	4/2025	9869005	67.98
25-53174	10-005321	AMAZON CAPITAL SERVICES, INC	INShelves for IT Office	4/2025	7840247	223.42
25-53254	10-005373	CARD SERVICES/P1	FBI-NA OK CONFERENCE	4/2025	20250421-24	350.00
25-51155	10-005634	INNOVATIVE SECURITY OF OKLAHOMA, INC.	Monthly Monitoring Fee	4/2025	733550	22.95
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	4,448.63
25-52854	10-0225	GENUINE PARTS	AUO PARTS	4/2025	081156	675.94
25-53186	10-0225	GENUINE PARTS	STRUTS UNIT 14	4/2025	83946	385.68
25-52773	10-0610	GALLS LLC	Partition and Window Bars	4/2025	030834175	1,767.30
25-53170	10-0610	GALLS LLC	Boots & Pants	4/2025	030872382	222.56
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	1,020.56
25-51622	10-1551	UNITED ENGINES, LLC	Semi-Annual Inspections	4/2025	3043256	600.00
25-53260	10-1717	JOHN REID	Gas Reimbursement	4/2025	20250328--	69.00
25-53270	10-2123	HOME DEPOT CREDIT SVCS	Water Refill	4/2025	008588/3622235	59.36
25-51142	10-3342	JANI-KING OF OKLAHOMA, INC.	PD Cleaning	4/2025	OKC04250107	1,924.66
25-52567	10-3415	SPECIAL-OPS UNIFORMS, INC.	Newcomb Uniform	4/2025	356677	84.54
25-53038	10-3926	BOB MOORE DODGE-CHRYSLER-JE	20-006 ALL WHEEL DRIVE	4/2025	174500	828.08
25-52619	10-4388	ISG TECHNOLOGY, LLC	Montly Billing	4/2025	ISG361632	3,071.00
DEPARTMENT TOTAL:						16,037.44

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: 06.0 FIRE						
25-53103	10-004408	BOUND TREE MEDICAL	MEDICAL SUPPLIES	4/2025	85706036	580.99
25-51521	10-005156	COX COMMUNICATIONS INC.	MONTHLY PHONES,INTERNET	4/2025	20250228-	517.20
25-53242	10-005321	AMAZON CAPITAL SERVICES, IN	LAPTOP TRAINING COMPUTER	4/2025	2938656	459.99
25-51451	10-005510	SAMARITAN EMS	AMBULANCE SVC	4/2025	7062	17,989.75
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	1,367.40
25-53122	10-0143	ASSESSMENT, INC.	PSYCHOLOGICAL EVAL	4/2025	6214	140.00
25-53245	10-1	DYLLAN NICHOLS	BOOT REIMB.	4/2025	20250402	110.81
25-53246	10-1	JESSIE WILDER	WILDER BOOT REIMB.	4/2025	20250324-	150.00
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	721.17
25-53241	10-3415	SPECIAL-OPS UNIFORMS, INC.	PATCHES FOR DRESS UNIFORM	4/2025	356713	17.06
25-53276	10-4090	AT&T MOBILITY	MOBILE DATA	4/2025	03192025	168.16
25-53275	10-4179	BUDGET FLAG & BANNER	5X8 FLAG FOR FD	4/2025	31325	83.00
25-53301	10-4352	MCBRIDE CLINIC	DRUG SCREEN	4/2025	20250401 MARCH	32.00
DEPARTMENT TOTAL:						22,337.53
DEPARTMENT: 07.0 COMMUNITY DEV						
25-53207	10-005321	AMAZON CAPITAL SERVICES, IN		4/2025	8537016	348.48
25-53244	10-005373	CARD SERVICES/Pl	4 Adobe Licenses	4/2025	245507CUS	719.52
25-51538	10-005689	CHALLENGER LANDSCAPING AND	FOR ABATEMENTS	4/2025	4012 N. SHANNON	2,000.00
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	177.95
25-53235	10-1	Tim Mccarthey	Code Conf food-hotel	4/2025	20250326-20250328	278.86
25-53236	10-1	Bob Miller	Code Conf food-hotel	4/2025	03/26/25-03/28/25	287.14
25-53138	10-1530	THE TRIBUNE	BOA PUBLICATIONS	4/2025	20250328	256.35
25-52886	10-3196	IMAGENET CONSULTING, LLC	CD ASSOCIATE COMPUTER	4/2025	INV1221819	1,745.01
25-53100	10-3307	FAST STITCH		4/2025	15675	184.00
DEPARTMENT TOTAL:						5,997.31
DEPARTMENT: 08.1 PUBLIC WORKS - ADMIN						
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	567.11
DEPARTMENT TOTAL:						567.11

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: 08.2 PUBLIC WORKS - STREETS						
25-51088	10-004688	TLS GROUP, INC.	MAINTAGREEMENTSIGNALIZATI	4/2025	0425-1807	480.00
25-53198	10-005756	OVERHEAD DOOR	REPAIR SPRINGS ON DOOR	4/2025	0310995	447.00
25-53169	10-006180	CENTERLINE SUPPLY INC.	BEADS FOR STRIPING	4/2025	ORD0138518	439.12
25-53196	10-006180	CENTERLINE SUPPLY INC.	10 PAILS OF TRAFFIC PAINT	4/2025	ORD0138693	558.60
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	2,294.85
25-53056	10-0694	HASKELL LEMON CONST CO	4 TONS ASPHALT	4/2025	13231	120.80
25-53135	10-0694	HASKELL LEMON CONST CO	TWO TONS OF ASPHALT	4/2025	13363	192.80
25-53160	10-0694	HASKELL LEMON CONST CO	3 TONS ASPHALT	4/2025	13390	284.00
25-53187	10-0694	HASKELL LEMON CONST CO	THREE TONS ASPHALT	4/2025	13459	212.80
25-53228	10-0694	HASKELL LEMON CONST CO	1 TON ASPHALT	4/2025	13575	123.20
25-53267	10-0694	HASKELL LEMON CONST CO	11.29TONSOFP ASPHALT	4/2025	13539	903.20
25-53257	10-1350	SMITH FARM & GARDEN	MOWER BLADES	4/2025	170530	78.76
25-53191	10-1622	WESTLAKE ACE HARDWARE	BUSHINGS,PVC ADAPTER	4/2025	3504741	35.97
25-53243	10-1771	ADVENTURE OUT	INSTALL STEP BARS 24-002	4/2025	555773	588.87
25-53237	10-2123	HOME DEPOT CREDIT SVCS	LED LIGHTS	4/2025	003263/8012500	63.95
25-53024	10-2702	AMERICAN LOGO & SIGNS	4 SIGNS FOR REPLACEMENT	4/2025	53024	189.00
25-53137	10-3003	VANCE BROTHERS, LLC	TAC	4/2025	ZR000022071	200.00
DEPARTMENT TOTAL:						7,212.92
DEPARTMENT: 08.4 PUBLIC WORKS - MAINT						
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	44.96
DEPARTMENT TOTAL:						44.96
DEPARTMENT: 08.5 PUBLIC WORKS - PARKS						
25-51747	10-0006	A WELDORS SUPPLY	WELDING TANK RENTAL	4/2025	271522	24.80
25-53226	10-005645	1.800.RADIATOR & A/C OF	OKCONDENSER	4/2025	38675717	85.00
25-53049	10-005703	FLOOR-TECH JANITORIAL	PAPERTOWELS,TOILETPAPER	4/2025	6416	131.25
25-53247	10-006119	PIONEER EQUIPMENT, INC.	BLADES	4/2025	133581	308.52
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	725.31
25-53216	10-0225	GENUINE PARTS	TRANS TEMP GAUGE & FILTER	4/2025	084405	57.31
25-53201	10-0883	LOCKE SUPPLY CO.	LIGHT BULBS RIPPER PARK	4/2025	55089350-00	158.35
25-51529	10-1063	OG&E	MNTHLY SVC	4/2025	20250401	106.29
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	38.37
25-53202	10-1622	WESTLAKE ACE HARDWARE	CABLE FOR PARK BARN	4/2025	3504747	15.99
25-53217	10-1622	WESTLAKE ACE HARDWARE	PVC PIPE FOR ELDON LYON	4/2025	3504751	45.96
25-53265	10-1622	WESTLAKE ACE HARDWARE	PARTSFORHYDRANTELDONLYON	4/2025	3504762	7.98
25-53162	10-1646	WYLIE SPRAYERS OF OKLAHOM	TIPS,NOZZELS,FILTERSCREEN	4/2025	716598	122.10
25-53166	10-1726	BETHANY COUNTRY STORE	CHEMICALS FOR SPRAYING	4/2025	20250325 2:38:12P	286.00
25-53224	10-2123	HOME DEPOT CREDIT SVCS	lock&flatwasher&hex nut	4/2025	002455/9012412	16.98
25-53234	10-3544	OKLAHOMA STATE DEPT OF HEAL	LICENSE # 55-14144 RIPPER	4/2025	55-14144 RIPPER	335.00
DEPARTMENT TOTAL:						2,465.21
FUND TOTAL:						88,276.81

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
<hr/>						
DEPARTMENT: 42.0		Automated Meter Project				
25-51368	10-006108	SOUTHWEST WATER WORKS, LLC WATER METER AUTOMATION		4/2025	INV. #12	32,662.50
DEPARTMENT TOTAL:						32,662.50
FUND TOTAL:						32,662.50

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: 40.0		Projects				
25-51413	10-006184	C4L, LLC	PROP 2D MACRORY	4/2025	INV. NO. 9	14,136.00
25-51414	10-006184	C4L, LLC	PROP 2-F MENDENALL	4/2025	INV. 9	56,582.00
25-52037	10-006184	C4L, LLC	PROP 2B-RIPPER PARK	4/2025	INVOICE #9	14,136.00
25-52265	10-006184	C4L, LLC	ANIMAL SHELTER RENOVATION	4/2025	INV. 3	46,987.00
25-52821	10-006184	C4L, LLC	GARRISON PARK 2-C	4/2025	INVOICE 9	380.00
DEPARTMENT TOTAL:						132,221.00
FUND TOTAL:						132,221.00

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: N/A		NON-DEPARTMENTAL				
25-53229	10-1869	CLEET	MARCH 2025 CLEET REPORT	4/2025	MAR 2025	3,284.87
25-53230	10-1970	OSBI	MARCH 2025 AFIS REPORT	4/2025	MARCH 2025	3,287.92
25-53231	10-1970	OSBI	MARCH 2025 FORENSIC RPT	4/2025	MARCH 2025-	3,131.20
25-53233	10-4235	OKLA BUREAU OF NARCOTICS	MARCH 2025 OBN REPORT	4/2025	MARCH 2025	10.00
DEPARTMENT TOTAL:						9,713.99
FUND TOTAL:						9,713.99
GRAND TOTAL:						775,622.61

City of Bethany

From: Michael Vaughn, Finance Director  
Date: 4/15/2025  
Subject: Budget Amendment 25-8

BACKGROUND

In FY 2025, the Police Department applied for a SAFE grant to purchase 15 battalion shields. The grant was awarded in the amount of \$12,689.72 and we have received the funds. On February 18<sup>th</sup>, the City Council approved Budget Amendment 25-7 to purchase the shields.

On April 3<sup>rd</sup>, Police Chief John Reid received a donation of \$5,199.84 from s Bethany citizen to purchase breaching sets to accompany the shields (see attached).

Budget Amendment 25-8 recognizes the funds donated and appropriates them for expenditure in this budget year.

RECOMMENDATION

1. Approve Budget Amendment 25-8 (attached).

A circular stamp containing the handwritten initials "dg" in blue ink.

ADDITIONAL COMMENTS

**Approval of and authorization to execute Budget Amendment Number BA# 25-08**

**BUDGET AMENDMENT FORM**

**Funds:** Public Safety Fund (021)  
**Amendment #:** BA# 25-08  
**Fiscal Year:** FY 2025

<u>Account #</u>	<u>Account Name</u>	<u>Estimated Revenue</u>		<u>Appropriations</u>	
		<u>Increase</u>	<u>Decrease</u>	<u>Increase</u>	<u>Decrease</u>
<b>Public Safety Fund</b>					
021-599.0-307	Other Expense			5,200	
021-36522	Police Dept Donations	5,200			
	<b>TOTALS</b>	<u>5,200</u>	<u>-</u>	<u>5,200</u>	<u>-</u>

**EXPLANATION:**

Budget Amendment 25-08 recognizes the receipt of a donation for the purchase of 15 breaching tools  
 And appropriates those funds for said purchase.

**Date & Signature of Mayor:** \_\_\_\_\_ x \_\_\_\_\_ Date

**Date & Signature of City Manager:** \_\_\_\_\_ x \_\_\_\_\_ Date

**Date Approved by the Bethany City Council:** April 15th, 2025

**Public Safety Fund**

**Unappropriated Fund Balance Remaining After Amendment:** **559,953.00**

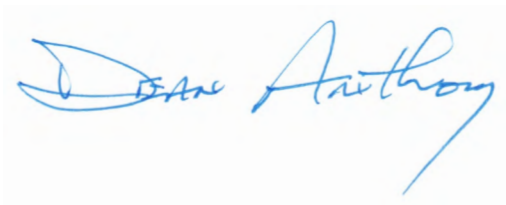
April 3<sup>rd</sup>, 2025

Chief John Reid  
City of Bethany Police Department

Re: Donations of funds to purchase 15 sets of the Leatherhead Tools 30” Halligan & 8 lb. Sledge with 36” handles for the Bethany Police Department.

Recently my wife and I read in the Tribune that your department was trying to acquire ballistic shields and breaching sets for each officer, 30 sets in all. Based on the article, your department received some grant funding that allowed you to buy 15 of the shields, but there were no funds for the breaching sets. I met with Deputy Chief Meek on March 31<sup>st</sup>, 2025, and he explained how the equipment would be used as well as provided me with the price of each unit. I then told Deputy Chief Meek that it was our desire to donate the funds needed to purchase 15 sets of the breaching tools. Based on the quote provided by Deputy Chief Meek for the purchase and shipping costs from Gall’s for 15 sets of the Leatherhead Tools 30” Halligan & 8 lb. Sledge with 36” handles, please accept this check for \$5,199.84. It is our hope that this donation will aid your department and officers in their continued service to the City of Bethany and its citizens.

Respectfully,



Dean & Sue Anthony  
8121 NW 32<sup>nd</sup> Street  
Bethany, OK. 73008  
405-474-5403



# Quote

Customer: (5292408) BETHANY POLICE DEPARTMENT  
 Date: 04/01/2025  
 Sales Rep: CUSTOMER EXPERIENCE

Page 1 of 1  
 Quote Number: 29078633  
 Quote Expiration: 05/01/2025

Sold To:  
 BETHANY POLICE DEPT  
 PO BOX 1340  
 BETHANY, OK 73008-1340  
 DEPCHF CHAD MEEK

Ship To:  
 BETHANY POLICE DEPARTMENT  
 6714 NW 36TH ST  
 BETHANY, OK 73008  
 DEPCHF CHAD MEEK

Line	Item	Description	Qty	Retail	Your Price	Ext Total
1	FE1657 YEL	30 HALLIGAN 8 NUMBER SLEDGE OAL 36 YELLOW HANDLE, MARRY BAR, TEXTURED GRIP STRAP	15		339.99	5,099.85

Quote is valid for 30 days

Galls is required to collect sales tax on shipments to certain states. Sales tax will be added where applicable. For tax exempt customers, state laws require us to have signed tax exemption or resale certificates on file at our office. If you are tax exempt, please email or fax this information, (including your Galls account number) to Tax@galls.com or fax 859-268-5946.

SUBTOTAL: 5,099.85  
 SHIPPING: 99.99  
 TAX.....  
 TOTAL.... 5,199.84

Export Restrictions - This may contain commodities restricted in the United States International Trade Regulations.

1340 Russell Cave Rd  
 Lexington, KY 40505  
 Tel: 800-876-4242 Fax:877-914-2557

**BETHANY CITY COUNCIL**

From: Brett Crecelius, Community Development Director  
Date: April 7, 2025  
Subject: Consider a special use request from Josh Haines, applicant and property owner, to build a 1,200 square-foot accessory structure at 3200 N. Alexander Ln.

BACKGROUND

Attached are the minutes and staff report from the Planning and Zoning Commission meeting of April 3, 2025. Motion was made Steve Marx, seconded by Trent Reid to recommend approval of the 1,200 square foot accessory structure at 3200 N. Alexander Ln. The votes are as follows: AYE- Justin Peck, Keith Wright, Robert Helton, Steve Marx, Trent Reid. NAY- None. ABSTAIN- None. The motion carried unanimously 5 – 0.

RECOMMENDATION

1. As develops during the meeting.

ADDITIONAL COMMENTS



**MINUTES**  
**CITY OF BETHANY**  
**PLANNING AND ZONING COMMISSION**  
**APRIL 3, 2025**

MEMBERS PRESENT: Justin Peck, Chair  
Keith Wright  
Robert Helton  
Steve Marx  
Trent Reid

MEMBERS ABSENT: James Clemmer, Vice-Chair  
Ron Crouch  
Jennifer Edmonson  
Arvel Williams

STAFF PRESENT: Ray Jones, City Attorney  
Brett Crecelius, Comm. Dev. Director  
Linda Hlinicky, Adm. Assistant

NOTICE: Agenda posted on the lobby and on the front door of Bethany City Hall, 6700 NW 36<sup>th</sup> St., Bethany, OK 73008 on March 25, 2025 at 2:30 p.m.

Justin Peck, Chair called the meeting to order. Steve Marx gave the invocation. Since there were not enough members present from the March 20, 2025 Planning and Zoning Commission meeting, Justin Peck, Chair moved the March 20, 2025 minutes be approved at the May 1, 2025 Planning and Zoning Commission meeting.

**ITEM 1: PC 25-04**

Consider a Special Use Request from Josh Haines, applicant and property owner to build a 1,200 square-foot accessory structure at 3200 N. Alexander Ln. *Item to be heard by the Bethany City Council on the 15th of April, 2025 at 6:30 p.m. in the Council Chambers at Bethany City Hall.*

**LEGAL DESCRIPTION:** UNPLTD PT SEC 20 12N 4W 000 000 PT OF NE4 SEC 20 12N 4W BEG 20FT E & 661.44FT S OF NW/C OF NE4 OF SW4 OF NE4 TH E303.77FT S110FT W303.77 FT N110FT TO BEG OR N ½ TR 25

**ACTION:** Brett Crecelius, Comm. Dev. Director presented the staff report to consider a special use request from Josh Haines, Applicant and Property Owner to build a 1,200 square foot accessory structure at 3200 N. Alexander Ln.

Josh Haines, Applicant and Property Owner was present.

Justin Peck, Chair asked if there are any drainage concerns.

Brett Crecelius, Comm. Dev. Director said no.

Motion was made by Steve Marx, seconded by Trent Reid to recommend approval of the 1,200 square foot accessory structure at 3200 N. Alexander Ln. The votes are as follows: AYE- Justin Peck, Keith Wright, Robert Helton, Steve Marx, Trent Reid. NAY- None. ABSTAIN- None. The motion carried unanimously 5 - 0.

**ITEM 2:**      **PC 25-05**

Consider a Special Use Request from Ryan Marshall, Applicant and Lindsey Bluethman Zack, Property Owner property owner to build a 960 square-foot accessory structure at 8014 NW 36th. *Item to be heard by the Bethany City Council on the 15th of April, 2025 at 6:30 p.m. in the Council Chambers at Bethany City Hall.*

**LEGAL DESCRIPTION:** All of Lot Five (5) in Baumeister Acres, to Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described by metes and bounds as follows: Beginning at the Northwest corner of said Lot 5: Thence North 89°05'53" East along the North line of said Lot 5 a distance of 171.06 feet to the Northeast corner thereof. Thence South 00°03'12" East along the East line of said Lot 5 a distance of 628.12 feet to the Southeast corner thereof. Thence South 89°05'53" West along the South line of said Lot 5 a distance of 171.06 feet to the Southwest corner thereof. Thence North 00°03'12" West along the West line of said Lot 5 a distance of 628.12 feet to the point of beginning. Said tract containing 107,446 square feet, or 2,467 acres, more or less.

**ACTION:** Brett Crecelius, Comm. Dev. Director presented the staff report to consider a special use request from Ryan Marshall, Applicant and Lindsey Bluethman Zack, Property Owner to build a 960 square foot accessory structure at 8014 NW 36<sup>th</sup>. Brett Crecelius, Comm. Dev. Director mentioned there is currently a building in back on the left side that is going to be demolished; and the proposed structure will be built close to the same location.

Ryan Marshall, Applicant and Representative for Lindsey Bluethman Zack, Property Owner was present.

Motion was made by Trent Reid, seconded by Keith Wright to recommend approval of the 960 square foot accessory structure at 8014 NW 36th. The votes are as follows: AYE- Justin Peck, Keith Wright, Robert Helton, Steve Marx, Trent Reid. NAY- None. ABSTAIN- None. The motion carried unanimously 5 - 0.

**City of Bethany**  
**Planning & Zoning Staff Report**  
**April 3, 2025**

**CASE NO: PC 25-04**

**Request:** Consider Special Use request by Joshua Haines, the applicant and property owner, to build a 1212 square foot accessory structure at 3200 N. Alexander Ln.

**Legal Description:** UNPLTD PT SEC20 12N 4W 000 000 PT OF NE4 SEC 20 12N 4W BEG 20FT E & 661.44FT S OF NW/C OF NE4 OF SW4 OF NE4 TH E3303.77FT S110FT W303.77FT N 110FT TO BEG OR N1/2 TR 25

**Current Zoning:** Single-Family Residential (R-1)

**Proposed Accessory Structure Size:** 1200 ft<sup>2</sup>.

**Surrounding Zoning:**

Direction	Zoning
North	R-1
South	R-1
East	R-1
West	R-1

Table 1

**Building Characteristics:**

	Proposed Structure	Primary Structure
Use	Workshop/Garage	Single-Family Dwelling
Area (ft <sup>2</sup> )	1212	2754
Height (ft)	17 feet	24 feet
Roof Pitch	6:12	12:12
Roof Material	Asphalt Shingles	Asphalt Shingles
Exterior Wall Covering	Hardiboard	Hardiboard

Table 2

**Background:**

The applicant seeks special permission to construct an accessory structure at 3200 N. Alexander Ln. The lot has an area of 0.77 acres (approximately 33,300 ft<sup>2</sup>) with a 2,754 ft<sup>2</sup>

primary structure occupying 8.2% of the lot. The proposed area of the accessory structure is 1212 ft<sup>2</sup>. This exceeds the allowable limit of an accessory structure (240 ft<sup>2</sup>) thus special permission is required to construct this building.

**Analysis:**

The proposed structure exceeds the 240 ft<sup>2</sup> limit (§150.007) for accessory structures. Under the terms of special use permits, the proposed building may occupy up to 10% of the total property or 50% of the dwelling space (§158.044). With an area of 1200 ft<sup>2</sup>, the proposed accessory structure meets both of those clauses. Additionally, the proposed accessory structure will meet §158.044 in terms of matching the roof and façade material of the primary structure.

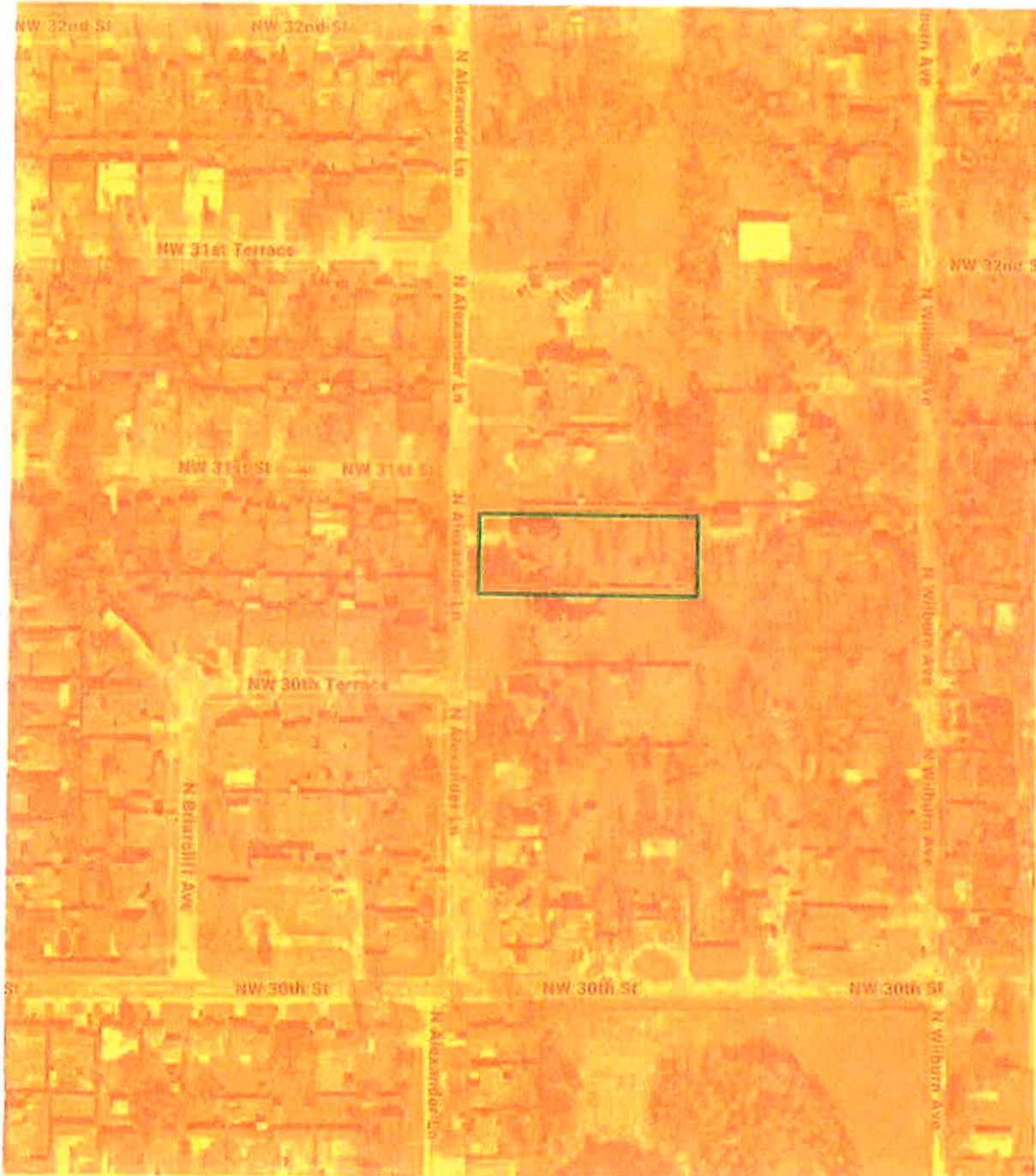
The proposed structure meets the setback requirements of the property: 20' in the rear, 5' and 10' on the sides, and 25' in the front. Additionally, the accessory structure has not been constructed atop utility easements. Should the Planning & Zoning Commission recommend that this request be approved, the city inspector will ensure that all standards are met.

**Required Action:** Hold a public hearing to provide a recommendation to either approve or deny the applicant's request for a special use permit that would allow for the construction of a 1212 ft<sup>2</sup> accessory structure.

**Attachments:**

- Aerial Photographs
- Zoning Map
- Application Documents
- Site Plans
- Certified Owners List
- Public Notification





## SPECIAL USE PERMIT PROCEDURE

1. Check with the Community Development Department to verify the present zoning of the property.
2. Submit a written application to the Bethany Planning and Zoning Commission, setting forth the legal description of the property, the street address or approximate location, the names and addresses of the owners thereof. (Application Form attached).
3. The application shall also be accompanied by a list of the names and addresses of the property owners of record within a three hundred (300) foot radius of the exterior boundaries of subject property, current and certified by bonded abstractor, a registered professional engineer, a registered surveyor, or an attorney.
4. A site plan shall be included with the application.
5. The Planning Staff will make sure your application is complete. The fee for public hearing is \$63.00. The application fee for a Special Use Permit is \$875.00 for commercial and \$344.00 for residential.
6. Return your application, the required accompanying data and the filing fee to the Community Development Department. Once the application has been received and reviewed for completeness, the Community Development Director will schedule your application on the next available Planning & Zoning Commission Agenda.
7. Legal notice of the request will be published in a newspaper of general circulation in the City of Bethany, as required by State Law. At the same time, every property owner within three hundred (300) feet of the exterior boundaries of your property is notified by letter of your request. These owners and any other citizen may protest if they so desire. Should the owners of fifty percent (50%) of the land within the 300 foot notice area protest your request, an affirmative vote of three-fourths of the members of the City Council is required to approve the special use permit request for your property.
8. The Planning Staff will research and analyze your request and prepare a staff report with recommendation, which will be mailed to each member of the Planning and Zoning Commission and to each member of the City Council.

9. At the next scheduled Planning and Zoning Commission meeting, your request will be considered at a public hearing. You will be sent notice of this meeting and you or your representative must be present. The Planning Staff will introduce your request, and you and any interested citizens will have the opportunity to speak to the Commission concerning your request.
10. At the conclusion of this public hearing the Planning Commission, by majority vote, will recommend that the ordinance to accomplish your requested special use permit either be approved or denied. This recommendation will be transmitted to the City Council.
11. When the Planning Commission has acted upon an application for special use permit, an ordinance shall be prepared and introduced before the City Council at a public hearing on the same date as set forth in the notice to property owners provided in the preceding section. The City Council may continue that hearing from time to time, prior to final action thereon.
12. At the public hearing, the City Council will vote either to adopt or reject the proposed special use permit ordinance. You or your representative must be present at this meeting.
13. Both the Planning Commission and the City Council meetings are held in the Council Room (East Wing), Bethany City Hall, 6700 N.W. 36<sup>th</sup> St. The Planning Commission meetings begin at 7:00 P.M. and the City Council meetings begin at 7:30 P.M. The average special use permit case takes about 50 days from the time we receive the application until final approval.

### Guidelines for Special Use Permit for Accessory Building's Greater than 240' in Size

Projects that most closely follow the conditions listed below will have the most success in gaining City Council approval. The City Council will consider each project on a case by case basis.

The City Council may impose specific conditions regarding location, design, operation, screening and security to assure safety, to prevent a nuisance, and to control the noxious effects of excessive sound, light, odor, dust or similar conditions. The City Council may also impose specific design requirements for accessory buildings to assure that such buildings are aesthetically compatible with the surrounding neighborhood. For accessory buildings greater than 240 square feet in size the following additional conditions and restrictions shall apply:

1. The height of the Accessory Building measured at its highest point shall not exceed the height of the primary building measured at its highest point;
2. The Accessory Building shall not be used as a dwelling unit;
3. Roof pitch of the Accessory Building should be the same as the predominant roof pitch of the primary structure;
4. An Accessory Building shall not be located on a lot not occupied by a primary building, except on lots larger than two acres in size.
5. If the primary building on a residential lot is destroyed or removed and not rebuilt within a two year period from time of destruction or removal of the primary building then the Accessory Building shall be removed.
6. Accessory Building(s) approved as a special permit use under this section should not exceed in size the greater of 50% of the gross floor area of the primary building or 10% of the total recorded lot area of the lot on which the primary building is located.

### Project Assessment for Accessory Building's Greater than 240' in Size

	<i>Accessory Building</i>	<i>Primary Building</i>
Use	Garage + personal Workshop	residence
Square footage	1200	2800
Height	17'	24'
Roof Pitch	6/12	12/12
Roof material	Composite Shingle	Composite Shingle
Exterior wall covering	Hardboard Siding	Hardboard Siding and Brick
Total Lot Size	33 300 sq ft	

**SPECIAL USE PERMIT APPLICATIONS FOR ACCESSORY BUILDINGS  
SUPPLEMENTAL QUESTIONNAIRE**

1. Have you been advised that an accessory building **cannot** be used for a home-based business? Please circle:  YES or NO
  
2. Have you located utility lines at the site? Please circle: YES or  NO
  
3. If not, please call OKIE AT 1-800-522-OKIE.
  
4. Will the building have a garage door? Please circle:  YES or NO  
If so, what direction will it face? *West*
  
5. Will you be paving a driveway to the building? Please circle:  YES or NO  
If yes, please add the driveway location and dimensions to the site plan.  
*Included on plan*
  
6. Will you be installing a privacy fence or any other type of screening?  
Please circle:  YES or NO Please describe:
  
7. Will you run electricity to the building? Please circle:  YES or NO
  
8. Will the building have plumbing? Please circle: YES or  NO
  
9. How tall will the walls of the building be? *10'*
  
10. Will the color of the building match the house? Please circle:  YES or NO

## APPLICATION FOR SPECIAL USE PERMIT

We, the undersigned, being the owners or legal agents for the owners of more than fifty-one percent of the following described property, do hereby make application and petition the City Council to approve the special use permit as hereinafter requested.

Name of Applicant: Josh Haines Phone #: (405) 517-4258

Address: 3200 N Alexander Ln Bethany Ok 73008

Record Property Owner(s): Josh and Julie Haines Phone #: (405) 517-4258

Address: 3200 N Alexander Ln Bethany Ok 73008

Address of Property: 3200 N Alexander Ln Bethany Ok 73008

Legal Description of Property:  
A part of the Southeast Quarter (SE/4) of the Southwest Quarter (SW/4)  
of the Northeast Quarter (NE/4) of Section 20, Township Twelve (12) North,  
Range four (4) west of the Indian Meridian Oklahoma County  
Oklahoma.

Proposed Special Permit use:  
Personal garage and workshop

Present use of property:  
Primary Residence

Size of property (in acres and/or feet):

33300 square feet

The City Council shall use the following criteria to evaluate your special use permit. You are requested to provide a statement after each of the following criteria statements indicating how your request meets each criteria. Use additional pages if necessary.

1. Will the proposed use be in harmony with the policies of the comprehensive plan?  
Yes - this structure will improve the useability and value of the property in line with the Goal 4 of the Strong Revitalized Neighborhoods portion of the plan
2. Will the proposed use be in harmony with the general purpose and intent of the applicable Zoning district regulations?  
Yes - the use will be centered around single family residential activities in line with the zoning.
3. Will the proposed use adversely affect the use of the neighboring property?  
No  
No unique uses will be introduced by the structure
4. Will the proposed use generate pedestrian and vehicular traffic that is hazardous or in conflict with the existing and anticipated traffic in the neighborhood?  
No - no additional traffic will be generated
5. Will the facility present a health or safety hazard to neighboring properties or the community at large?  
No - no new uses beyond typical residential activities
6. Will the facility be located in proximity to elementary or secondary public and/or private schools, or other incompatible uses?  
No. The nearest school is over 1/2 mile from the site.
7. Will the utility, drainage, parking, loading, signs, lighting access, and other necessary public facilities to serve the proposed use meet the adopted codes of the City?  
Yes - no public facilities are proposed

8. Has the facility obtained all necessary permits to operate under the laws of the State of Oklahoma?

Yes, no operating permits are required

The City Council may impose specific conditions regarding location, design, operation, screening, and security to assure safety, to prevent a nuisance, and to control the noxious effects of excessive sound, light, odor, dust or similar conditions. (City of Bethany Ordinance - Section 159.044)

The application shall be accompanied by the following:

- a. Filing Fee.
- b. One (1) copy of the legal description of the property sought for Special Use Permit if not described above.
- c. One (1) copy of site plan.
- d. One (1) copy of the deed(s) of the property.
- e. Certified list of names and addresses of all property owners of record within three hundred (300) feet of the exterior boundaries of subject property.

In order that your application can be heard at the next Planning Commission meeting, the completed application, accompanying information, and filing fees must be submitted before 12:00 noon the day of the deadline.

Signature  
of Applicant:

2/28/2025

Phone #: 405 517-4258 Date:

Signature  
of Property Owner:

2/28/2025

Phone #: 4055174258 Date:



**New Garage Addition**  
3200 N. Alexander

City of Bethany  
Oklahoma County,  
Oklahoma

Welle & Company LLC hereby certifies that this plan was prepared by a duly licensed Professional Engineer in the State of Oklahoma. The Engineer's name and license number are shown on this plan. The Engineer's seal and signature are also shown on this plan. The Engineer's seal and signature are also shown on this plan. The Engineer's seal and signature are also shown on this plan.

Revisions

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Project No.

2024
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Issue Date

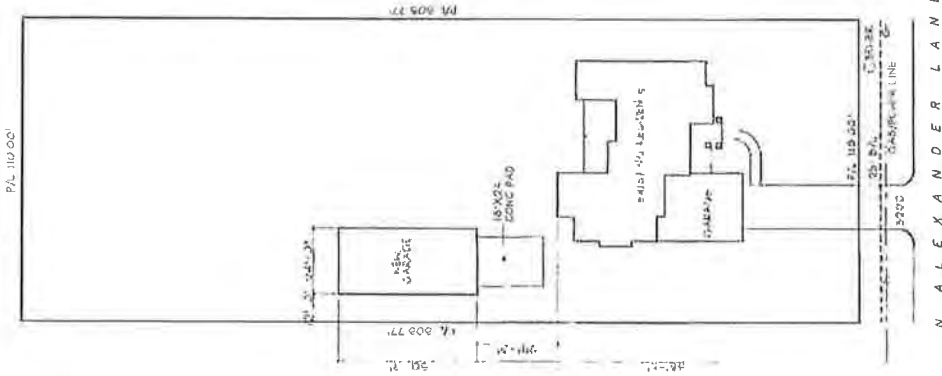
Nov 9, 2024
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Sheet Contents

Site Plan
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Sheet No.

D1
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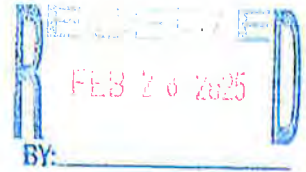
**Site Plan**  
SCALE: 1" = 20'

**NOTES:**

1. EXCAVATIONS AND FILL MATERIALS SHALL BE FREE OF ALL OBSTRUCTIONS AND SHALL BE COMPLETELY REMOVED FROM THE SITE.
2. THE GENERAL CONTRACTOR SHALL IDENTIFY ALL D&G UTILITIES AND PROVIDE FOR THEIR PROTECTION PRIOR TO CONSTRUCTION.

**LEGAL:**


3200 N. Alexander  
Unplatted part of the NE 1/4 of Section 20, T12N, R4W  
City of Bethany, Oklahoma County, OK



## City of Bethany Residential Accessory Structure Application

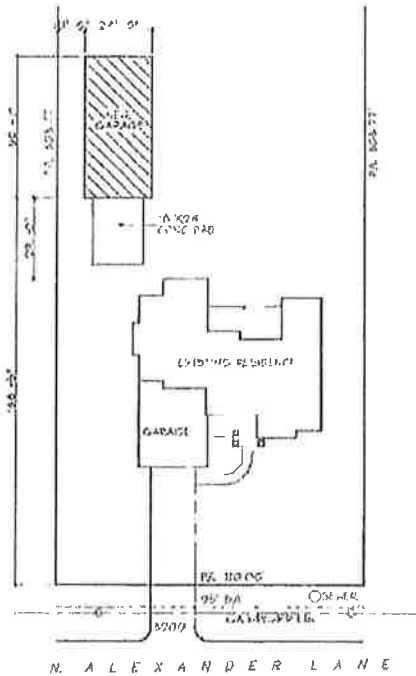
Void after 30 days

Application must be completed in INK. If submitting plans, provide THREE copies. Submit Application via fax at (405)789-6093, Email to [Construction.Application@BethanyOK.org](mailto:Construction.Application@BethanyOK.org) or submit in person at 6700 NW 36<sup>th</sup> st., Bethany OK 73008. Contact Community Development at (405)789-6005. Use back or additional sheet if necessary.

Property Information					
<b>Site Address or Legal Description:</b> 3200 N. Alexander Lane					
Owner Name: Joshua Haines			Owners Phone: 405-517-4258		
Address: 3200 N. Alexander Lane		City: Bethany		State: OK	ZIP Code: 73008
Description of Project					
Provide drawing with dimensions and location(s).		Square Feet: 1,200		Height: 17'	
Proposed Use: Garage and personal workshop			Valuation of Job: \$40,000		
			Size of property: 110' x 3003'		
Contractor/Contact Information if different than owner					
Contact's Name:				Phone:	
Business Name:					
Address:		City:		State:	ZIP Code:
Subcontractor Trade	Business Name	State License Number	Contact Number		
<input type="checkbox"/> Electrical	Early Birds Electric LLC	92897	(405) 259-8475		
<input type="checkbox"/> Plumbing					
<input type="checkbox"/> Mechanical/HVAC					
<input type="checkbox"/> Roof					
Note:					
<p>The owner and or applicant are responsible for compliance with any and all building codes, City Ordinances, and restrictive covenants. City staff cannot authorize variances in building codes, City Ordinances, or restrictive covenants. Being issued a building permit is not a variance from any building code, City Ordinance, or restrictive covenant. The owner and/or applicant must verify all data and plans for compliance with any applicable requirement. (Rev. 9-6-01)</p> <p>We, the undersigned, being the owners or legal agents for the owners of more than fifty-one percent of the following described property, do hereby make application and petition the City Council to approve the special use permit as hereinafter requested</p>					
Applicant Name: Josh Haines			Applicant Phone: 405-517-4258		
Applicant Address: 3200 N. Alexander Lane					
Signature of Applicant: 				Date: 2/28/2025	
FOR OFFICE USE ONLY					
<input type="checkbox"/> No Special Use Needed			<input type="checkbox"/> Special Use Permit Needed		
<input type="checkbox"/> Valid License	<input type="checkbox"/> Insurance	Zoning:	Permit Fee:	Flood Zone:	
Approved By:				Date:	

Permit Number:	Date permit issued:	Receipt Number:
<p><b>156.15 DEFINITION: ACCESSORY STRUCTURE.</b> A STRUCTURE which is on the same parcel of property as the principal STRUCTURE and the use of which is incidental to the use of the principal STRUCTURE. Examples of ACCESSORY STRUCTURES include but are not limited to garages and storage sheds.</p> <p><b>150.007 STRUCTURES OVER EASEMENTS OR RIGHTS-OF-WAY.</b></p> <p>Section 3201 of the Building Code is amended to include:</p> <p>A. No permanent structure shall be located, constructed, placed or erected on a public easement or right-of-way; provided, portable buildings on skids or platforms, fences, driveways and other structures not permanently affixed to the ground shall not be prohibited by this section. For purposes of this section, "public easement or right-of-way" means any easement or right-of-way dedicated to the public for any purpose, whether recorded or not, "permanent structure" means anything which requires location on the ground or which is attached to something having location on the ground.</p> <p>B. Non-permanent accessory buildings not exceeding 240 square feet in size and encroaching on a public easement or right-of-way as provided in (A) above shall be constructed on skids or platforms allowing the entire structure to be moved by connecting a towing or winching device to the platform or skids.</p> <p>C. All accessory buildings in excess of 240 square feet in size shall be considered permanent structures and shall be located on a permanent footing. These accessory buildings shall not be located over utility easements or rights-of-way.</p> <p>D. No building permanent, portable or non-permanent shall be located over any gas line.</p> <p>E. Non-permanent, portable buildings may be located in the side yard setback, but no part of the building including any roof overhang shall extend beyond the property line of the property on which the building is located.</p>		

Please provide a drawing to include distances from house, property lines, width and length of proposed structure and any other pertinent information.



Site Plan  
SCALE: 1"=20'

FOR ACCESSORY STRUCTURES GREATER THAN 240 SQUARE FEET ONLY

Guidelines for Special use Permit

Projects that most closely follow the conditions listed below will have the most success in gaining City Council approval. The City Council will consider each project on a case by case basis. The City Council may impose specific conditions regarding location, design, operation, screening and security to assure safety, to prevent a nuisance, and to control the noxious effects of excessive sound, light, odor, dust or similar conditions. The City Council may also impose specific design requirements for accessory buildings to assure that such buildings are aesthetically compatible with the surrounding neighborhood.

For accessory building greater than 240 square feet in size the following additional conditions and restriction shall apply.

**Ordinance 158.044(j) SPECIAL PERMIT USES.**

For accessory buildings greater than 240 square feet in size, the following additional conditions and restrictions shall apply:

1. The height of the accessory building measured at its highest point shall not exceed the height of the primary building measured at its highest point;
2. The accessory building shall not be used as a dwelling unit;
3. Roof pitch of the accessory building should be the same as the predominant roof pitch of the primary structure;
4. An accessory building shall not be located on a lot not occupied by a primary building, except on lots larger than two acres in size.
5. If the primary building on a residential lot is destroyed or removed and not rebuilt within a two-year period from time of destruction or removal of the primary building, then the accessory building shall be removed.
6. Accessory building(s) approved as a special permit use under this section should not exceed in size the greater of 50% of the gross floor area of the primary building or 10% of the total recorded lot area of the lot on which the primary building is located.

**Questions: The city Council shall use the following criteria to evaluate your special use permit. Please circle yes or no where indicated and provide a brief narrative if needed.**

Will The proposed use be in harmony of the policies of the comprehensive plan?	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Will the proposed use be in harmony with the general purpose and intent of the applicable zoning district regulations?	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Will the proposed use generate pedestrian or vehicular traffic that is hazardous or in conflict with the existing and anticipated traffic in the neighborhood?	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Will the facility present a health or safety hazard to neighboring properties or the community at large?	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Will the facility be located in proximity to elementary or secondary public and/or private schools, or other incompatible uses?	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Will the utility, drainage and other necessary public facilities to serve the proposed use meet the adopted codes of the City?	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Have you been advised that an accessory building cannot be used for a home-based business?	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Have you located utility lines at the site? If no, please call OKIE at 1800-522-	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Will the building have a garage door? If yes, what direction will it face? <i>West</i>	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Will you be paving a driveway to the building?	<input checked="" type="radio"/> Yes	<input type="radio"/> No

Will you be installing a privacy fence or any other type of screening?		<input checked="" type="radio"/> Yes	No
Will the color/exterior of the building match the house?		<input checked="" type="radio"/> Yes	No
	Accessory Building:	Primary Building:	
Use	Garage and personal workshop	Residence	
Square footage	1200	2800	
Height	17'	24'	
Roof Pitch	6/12	12/12	
Roof Material	Composite Shingle	Composite Shingle	
Exterior wall covering	Hardiboard siding	Brick and Hardiboard siding	

**Additional Requirements for the special use permit**

- 1. A current and certified list of all recoded property owners within a 300' radius of the entire boundary of the subject property. This list must be obtained from either a bonded abstractor or the County Assessor of Oklahoma County.**
- 2. The fees for a Special use permit for a residential lot is \$344.00 plus a public hearing fee of \$150.00.**
- 3. A site plan shall be included with the application.**

**Special Use Permit Procedure**

1. Return the application and all other required documentation to the Community Development Department. Once the application has been received and reviewed for completeness, the community Development Director will schedule your application on the next available Planning and Zoning Commission Agenda.
2. Legal Notice of the request will be published in a newspaper of general circulation in the City of Bethany, as required by State Law. At the same time, every property owner within 300' of the property will be notified by letter.
3. The Planning Staff will prepare a staff report with recommendation, which will be mailed to each member of the Planning and Zoning Commission and City Council.
4. At the next scheduled Planning and Zoning Commission meeting, your request will be considered at a public hearing. The Planning Staff will introduce your request, and you and any interested citizens will have the opportunity to speak to the Commission concerning your request. You or your representative must be present.
5. At the conclusion of the public hearing the Commissioners will, by majority vote, convey their recommendation to the City Council.
6. The City Council will then hold another public hearing to vote on the Special use Permit Ordinance. You or your representative must be present at this meeting.

# OWNERSHIP CERTIFICATE

State of Oklahoma )  
                                  )  
County of Oklahoma )

The undersigned, duly bonded and qualified abstractor in and for Oklahoma County, Oklahoma, hereby certifies that the names and addresses shown herein represent a true, complete and current list of the property owners names and addresses, according to the office of the Oklahoma County Assessor.


The Abstractor does not guarantee the validity of the title to such parties nor is this instrument intended to guarantee title thereof.


**Disclaimer: Requesting party recognizes that the list of owners names & addresses is derived from public records (tax records), not all of which may be free from error and omissions. Requesting party should not rely upon this list as a warranty or representation, and Stewart Title of Oklahoma, Inc. specifically disclaims all warranties as to the accuracy of this list, including any implied warranties. This list was prepared solely for requesting party and Stewart Title of Oklahoma, Inc. shall have no liability to the requesting party, or any third party in connection with the information provided.**

EXECUTED AT OKLAHOMA CITY, OKLAHOMA, this 21st day of February, 2025.

Countersigned

Stewart Title of Oklahoma, Inc.

by:   
\_\_\_\_\_  
Abstractor: Alex Poyner  
License No: 5087

BY:   
\_\_\_\_\_  
President

## OWNERSHIP LIST

OWNERS AND THEIR ADDRESS OF THE PROPERTIES IMMEDIATELY SURROUNDING AND LYING WITHIN 300 FEET OF PROPERTY DESCRIBED AS FOLLOWS:

A part of the Southeast Quarter (SE/4) of the Southwest Quarter (SW/4) of the Northeast Quarter (NE/4) of Section Twenty (20), Township Twelve (12) North, Range Four (4) West of the Indian Meridian, Oklahoma County, Oklahoma, more particularly described as follows; Beginning at a point 661.44 feet South and 20 feet East of the Northwest Corner of the Northeast Quarter (NE/4) of the Southwest Quarter (SW/4) of the Northeast Quarter (NE/4) of said Section Twenty (20); Thence East 303.77 feet; Thence South 110 feet; Thence West 303.77 feet; Thence North 110 feet to the point or place of beginning.

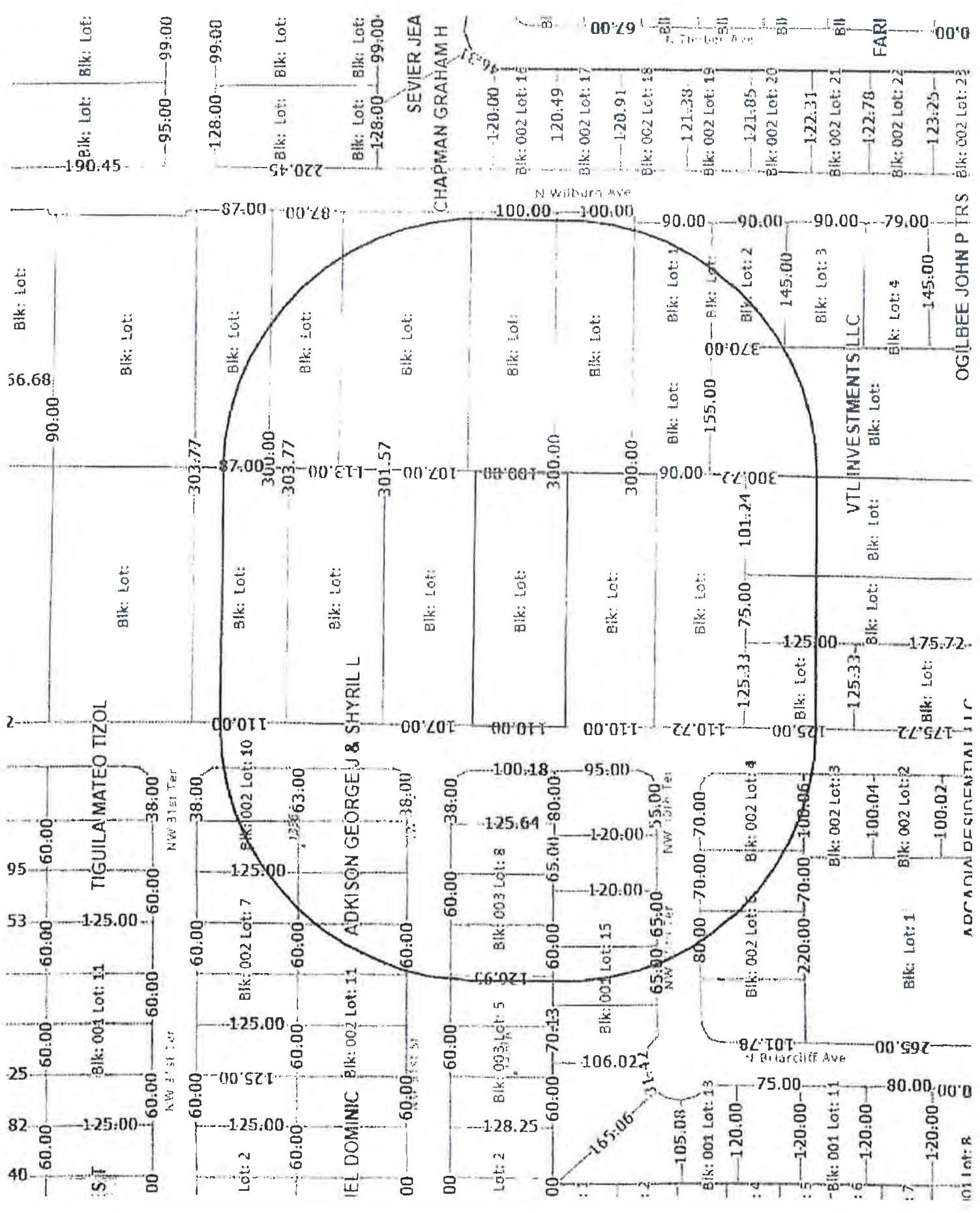
SEE ATTACHED FOR COMPLETE LIST

Account No	Name 1	Name 2	Mailing Address	City	State	Zip
R171151190	WILLIAMS EMILI & BRANDON		7401 NW 30TH TER	BETHANY	OK	73008
R173782505	HARRINGTON DEREK		7315 NW 30TH ST	BETHANY	OK	73008
R173782515	HARRIS MEDLAM AMY	MEDLAM NATHANAEAL	7317 NW 30TH ST	BETHANY	OK	73008
R173783310	PALOVIK JAMES S TRS	PALOVIK JAMES S TRUST	3104 N ALEXANDER LN	BETHANY	OK	73008
R175221015	MATHIS KRISTI		3109 N WILBURN AVE	BETHANY	OK	73008
R173783195	VTL INVESTMENTS LLC		5401 PAINTED PONY RD	WARR ACRES	OK	73132
R171151250	HUTCHINGS JORDAN R & JESSICA E		7408 NW 30TH TER	BETHANY	OK	73008
R171151240	BIRD MARY L		7404 NW 30TH TER	BETHANY	OK	73008
R171151230	MOORE PATRICIA KAY TRS	MOORE PATRICIA KAY TRUST	7400 NW 30TH TER	BETHANY	OK	73008
R173783100	RAY BRIAN & BEVERLY TRS	RAY JAMES B & BEVERLY L REV LIV TRUST	3106 N ALEXANDER LN	BETHANY	OK	73008
R175221005	COPELAND JOE V & TARESA C TRS	COPELAND JOE & TARESA TRUST	8808 NW 71ST ST	OKLAHOMA CITY	OK	73132
R173783020	LEE WESLEY CLAY	LEE ESTHER D	3110 N ALEXANDER LN	BETHANY	OK	73008
R171151160	REYES RUDILIO JORAN REYES	ALVAREZ DENICE SARAI CALDERON	7517 NW 31ST ST	BETHANY	OK	73008
R171151170	WICKERSHAM JOHN R & LYNETTE TRS	WICKERSHAM LEGACY WEALTH TRUST	8326 E PHEASANT HILL LN	PORT ORCHARD	WA	98366
R171151180	SMITH CYNTHIA J		7405 NW 30TH TER	BETHANY	OK	73008
R173783175	LAWTER JOSEPH MICHAEL		3123 N WILBURN AVE	BETHANY	OK	73008
R173783000	HAINES JOSHUA J & JULIE A		3200 N ALEXANDER LN	BETHANY	OK	73008
R171151220	HARTLEIN ALLAN J TRS	HARTLEIN ERLINDA A TRS	3109 N ALEXANDER LN	BETHANY	OK	73008
R173783210	LAWTER JOSEPH MICHAEL		3123 N WILBURN AVE	BETHANY	OK	73008
R172331450	WILLIAMS DEAN E & LORIA		7416 NW 31ST ST	BETHANY	OK	73008
R172331460	FRANKLIN ROSS ALLEN & TERRA S		7412 NW 31ST ST	BETHANY	OK	73008
R172331470	SLOTHOWER BLAKE A & ANNETTE L		7408 NW 31ST ST	BETHANY	OK	73008
R172331480	FOSTER TAMMI L		7404 NW 31ST ST	BETHANY	OK	73008
R172331490	HUFF BETTY JANE 2022 REV TRUST		7400 NW 31ST ST	BETHANY	OK	73008
R173782950	MONTEROSO MAILYN LETICIA		3204 N ALEXANDER LN	BETHANY	OK	73008
R173782700	RACKLEY JACK B	RACKLEY REBECCA J	3201 N WILBURN AVE	BETHANY	OK	73008
R172331330	LEAGUE PROPERTIES SERIES LLC 7413 NW 31ST ST		1216 W JASMINE WAY	MUSTANG	OK	73064
R172331320	LOPEZ HEATHER J & JAVIER		7409 NW 31ST ST	BETHANY	OK	73008
R172331310	BOGGS CLARA MARIE SCHMITT		8200 BERT LN	NORMAN	OK	73026
R172331300	ADKISON GEORGE J & SHYRIL L		7401 NW 31ST ST	BETHANY	OK	73008
R173782900	MARTZ DONALD K REV TRUST	BADILLO G MARIE REV TRUST	3208 N ALEXANDER LN	BETHANY	OK	73008
R173782755	BOYER MICHAEL J		3205 N WILBURN AVE	BETHANY	OK	73008
R172331270	XIE HARRY HAL BAO	WANG XIAO JUN	16108 HIMALAYA RDG	EDMOND	OK	73013
R172331280	ROACH MICHAEL W & JEANNE M		7404 NW 31ST TER	BETHANY	OK	73008
R172331290	MAZARIEGOS SANTOS L DE LEON		7400 NW 31ST TER	BETHANY	OK	73008
R173782750	LEAGUE R COY & KATHLEEN S TRS	LEAGUE TRUST	PO BOX 1351	BETHANY	OK	73008
R173782800	YOUNG JAMES P		3212 N ALEXANDER LN	BETHANY	OK	73008

Sub Name	Block	Lot
BRENTMARK 1	001	020
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UNPLTD PT SEC 20 12N 4W	000	000
GROVE ADDITION	000	002
UNPLTD PT SEC 20 12N 4W	000	000
BRENTMARK 1	002	000
BRENTMARK 1	002	000
BRENTMARK 1	002	004
UNPLTD PT SEC 20 12N 4W	000	000
GROVE ADDITION	000	000
UNPLTD PT SEC 20 12N 4W	000	000
BRENTMARK 1	001	017
BRENTMARK 1	001	018
BRENTMARK 1	001	019
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UNPLTD PT SEC 20 12N 4W	000	000
BRENTMARK 1	002	003
UNPLTD PT SEC 20 12N 4W	000	000
WESTERN HEIGHTS	003	006
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WESTERN HEIGHTS	003	008
WESTERN HEIGHTS	003	009
WESTERN HEIGHTS	003	010
UNPLTD PT SEC 20 12N 4W	000	000
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WESTERN HEIGHTS	002	014
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WESTERN HEIGHTS	002	012
WESTERN HEIGHTS	002	011
UNPLTD PT SEC 20 12N 4W	000	000
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WESTERN HEIGHTS	002	008
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BRENTMARK 1 002 000 LOT 5 EX W5FT  
BRENTMARK 1 002 004  
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BRENTMARK 1 001 018  
BRENTMARK 1 001 019  
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WESTERN HEIGHTS 002 012  
WESTERN HEIGHTS 002 011  
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WESTERN HEIGHTS 002 010  
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TIGUILA MATEO TIZOL

ADKISON GEORGE J & SHYRILL L

SEVIER JEA  
CHAPMAN GRAHAM H

VTL INVESTMENTS LLC

OGILBEE JOHN P TRS

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Blk: Lot: 122:78

Blk: Lot: 123:25

Blk: Lot: 123:72

Blk: Lot: 145:00

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# City of Bethany

A great place to live, work, shop, and grow a business!

March 10, 2025

## NOTICE OF HEARING

## PLANNING & ZONING COMMISSION AND CITY COUNCIL

Dear Property Owner:

This notice is to inform you that a neighboring property owner has filed an application with the Bethany Planning Department for a special use permit request for property on the attached sheet. All special use permit request applications within the City limits are reviewed by the Planning and Zoning Commission at a public hearing to determine whether the proposal is in conformity with the Comprehensive Plan for the City of Bethany.

We would like to emphasize that the Planning and Zoning Commission does not make the final decision on whether or not to approve the application; it simply makes recommendations on the special use permit request matters to the City Council. The final decision is made by the City Council in a public hearing.

Attached to this notice is information on the hearing dates, the location of the property and the special use permit requested. During the public hearings, the applicant for the special use permit request presents his/her case, and all interested property owners in the surrounding area are invited to appear and state whether they are for or against the proposal.

Your participation in these proceedings can affect the outcome.

If you have any questions regarding this notice, please contact the Community Development Director. Call (405) 789-6005.

**SECRETARY  
PLANNING AND ZONING COMMISSION**

REQUEST FOR A SPECIAL USE PERMIT

(MAP ON BACK)

A. General Information

1. Case No.: PC 25-04
2. Location of Property: 3200 N. Alexander Ln.
3. Legal Description: See on back  
\_\_\_\_\_  
\_\_\_\_\_
4. Present Zoning: R-1, Single Family Residential
5. Special Use Permit request: Construct a 1,200 sq. ft. accessory building.  
\_\_\_\_\_  
\_\_\_\_\_

B. Hearing Schedule

1. The Planning and Zoning Commission hearing on the proposed special use permit request will be held on April 3, 2025 at 6:30 P.M. At this hearing, any interested citizen will have the opportunity to speak to the Commission concerning the proposed special use permit request. The Commission will vote on whether to recommend approval or disapproval of the proposed special use permit request. **IF YOU HAVE AN OPINION ON THE APPLICATION, YOU SHOULD ATTEND THIS HEARING.**
2. The Planning and Zoning Commission will then transmit its recommendation to the City Council. The City Council hearing will be held on April 15, 2025 at 6:30 P.M. At this hearing, any interested citizens will have the opportunity to speak to the City Council concerning the request. The City Council will vote either to approve or deny the proposed special use permit request. **IF YOU HAVE AN OPINION ON THE APPLICATION, YOU SHOULD ATTEND THIS MEETING.**

C. Location of Hearing

Both the Planning Commission and City Council hearings are held in the Council Chambers of Bethany City Hall.



**LEGAL DESCRIPTION:** UNPLTD PT SEC 20 12N 4W 000 000 PT OF NE4 SEC 20 12N  
4W BEG 20FT E & 661.44FT S OF NW/C OF NE4 OF SW4 OF NE4 TH E303.77FT  
S110FT W303.77 FT N110FT TO BEG OR N ½ TR 25



Year	Date	Market Value	Taxable Market Value	Gross Assessed	Exemption	Net Assessed
2025	02/14/2025	457,500	341,596	37,575	1,000	36,575
2024	02/13/2024	466,500	331,647	36,480	1,000	35,480
2023	02/14/2023	429,500	321,988	35,418	1,000	34,418
2022	03/15/2022	380,000	312,610	34,385	1,000	33,385
2021	03/19/2021	313,000	304,446	33,489	0	33,489

-- -- > >| [1/3]

Issued	Permit #	Provided by	Bldg #	Description	Est Construction Cost	Status
9/6/2019				Main Dwellin		Inactive
2/4/2019				Demolish		Inactive

Click button on building number to access detailed information

Click	Bldg #	Vacant/Improved Land	Bldg Description	Year Built	SqFt	# Stories
	1	Improved	1½ Story Fin	2019	2,754	1.5 Stories

**BETHANY CITY COUNCIL**

From: Brett Crecelius  
Date: April 7, 2025  
Subject: Consider a special use request from Ryan Marshall, Applicant and Lindsey Bluethman Zack, Property Owner to build a 960 square foot accessory structure at 8014 NW 36<sup>th</sup>.

BACKGROUND

Attached are the minutes and staff report from the Planning and Zoning Commission meeting of April 3, 2025. Motion was made by Trent Reid, seconded by Keith Wright to recommend approval of the 960 square foot accessory structure at 8014 NW 36<sup>th</sup>. AYE- Justin Peck, Keith Wright, Robert Helton, Steve Marx, Trent Reid. NAY- None. ABSTAIN- None. The motion carried unanimously 5 – 0.

RECOMMENDATION

1. As develops during the meeting.

ADDITIONAL COMMENTS



Josh Haines, Applicant and Property Owner was present.

Justin Peck, Chair asked if there are any drainage concerns.

Brett Crecelius, Comm. Dev. Director said no.

Motion was made by Steve Marx, seconded by Trent Reid to recommend approval of the 1,200 square foot accessory structure at 3200 N. Alexander Ln. The votes are as follows: AYE- Justin Peck, Keith Wright, Robert Helton, Steve Marx, Trent Reid. NAY- None. ABSTAIN- None. The motion carried unanimously 5 - 0.

**ITEM 2: PC 25-05**

4-3-25  
P & Z  
minutes

Consider a Special Use Request from Ryan Marshall, Applicant and Lindsey Bluethman Zack, Property Owner property owner to build a 960 square-foot accessory structure at 8014 NW 36th. *Item to be heard by the Bethany City Council on the 15th of April, 2025 at 6:30 p.m. in the Council Chambers at Bethany City Hall.*

**LEGAL DESCRIPTION:** All of Lot Five (5) in Baumeister Acres, to Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described by metes and bounds as follows: Beginning at the Northwest corner of said Lot 5: Thence North 89°05'53" East along the North line of said Lot 5 a distance of 171.06 feet to the Northeast corner thereof. Thence South 00°03'12" East along the East line of said Lot 5 a distance of 628.12 feet to the Southeast corner thereof. Thence South 89°05'53" West along the South line of said Lot 5 a distance of 171.06 feet to the Southwest corner thereof. Thence North 00°03'12" West along the West line of said Lot 5 a distance of 628.12 feet to the point of beginning. Said tract containing 107,446 square feet, or 2,467 acres, more or less.

**ACTION:** Brett Crecelius, Comm. Dev. Director presented the staff report to consider a special use request from Ryan Marshall, Applicant and Lindsey Bluethman Zack, Property Owner to build a 960 square foot accessory structure at 8014 NW 36<sup>th</sup>. Brett Crecelius, Comm. Dev. Director mentioned there is currently a building in back on the left side that is going to be demolished; and the proposed structure will be built close to the same location.

Ryan Marshall, Applicant and Representative for Lindsey Bluethman Zack, Property Owner was present.

Motion was made by Trent Reid, seconded by Keith Wright to recommend approval of the 960 square foot accessory structure at 8014 NW 36th. The votes are as follows: AYE- Justin Peck, Keith Wright, Robert Helton, Steve Marx, Trent Reid. NAY- None. ABSTAIN- None. The motion carried unanimously 5 - 0.

**City of Bethany**  
**Planning & Zoning Staff Report**  
**April 3, 2025**

**CASE NO: PC 25-05**

**Request:** Consider Special Use request by Ryan Marshall, the applicant for the property owner, to build a 960 square foot accessory structure at 8014 NW 36<sup>th</sup> St.

**Legal Description:** All of Lot five (5) in Baumeister Acres, to Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described by metes and bounds as follows: Beginning at the Northwest corner of said Lot 5; Thence North 89°5'53" East along the North line of said Lot 5 a distance of 171.06 feet to the Northeast corner thereof. Thence South 00°030'12" East along the East line of said Lot 5 a distance of 628.12 feet to the Southeast corner thereof. Thence South 89°5'53" West along the South line of said Lot 5 a distance of 171.06 feet to the Southwest corner thereof. Thence North 00°030'12" West along the West line of said Lot 5 a distance of 628.12 feet to the point of the beginning. Said tract containing 107,446 square feet, or 2.467 acres, more or less.

**Current Zoning:** Single-Family Residential (R-1)

**Proposed Accessory Structure Size:** 960 ft<sup>2</sup>.

**Surrounding Zoning:**

Direction	Zoning
North	R-1
South	R-1
East	R-1 & C-R
West	R-1

Table 1

**Building Characteristics:**

	Proposed Structure	Primary Structure
Use	Personal Storage	Single-Family Dwelling
Area (ft <sup>2</sup> )	960	3851
Height (ft)	14 feet	21 feet
Roof Pitch	4:12	8:12

Roof Material	Metal R-Panel	Asphalt Shingles
Exterior Wall Covering	Metal R-Panel	Rock

Table 2

**Background:**

The applicant seeks special permission to construct an accessory structure at 8014 NW 36<sup>th</sup> Street. The lot has an area of 2.467 acres with a 3,851 ft<sup>2</sup> primary structure occupying 1.1% of the lot. The proposed area of the accessory structure is 960 ft<sup>2</sup>. This exceeds the allowable limit of an accessory structure (240 ft<sup>2</sup>) thus special permission is required to construct this building.

**Analysis:**

The proposed structure exceeds the 240 ft<sup>2</sup> limit (§150.007) for accessory structures. Under the terms of special use permits, the proposed building may occupy up to 10% of the total property or 50% of the dwelling space (§158.044). With an area of 960 ft<sup>2</sup>, the proposed accessory structure meets both of those clauses. The proposed accessory structure does not meet §158.044 in terms of matching the roof pitch of the primary structure or the exterior facade.

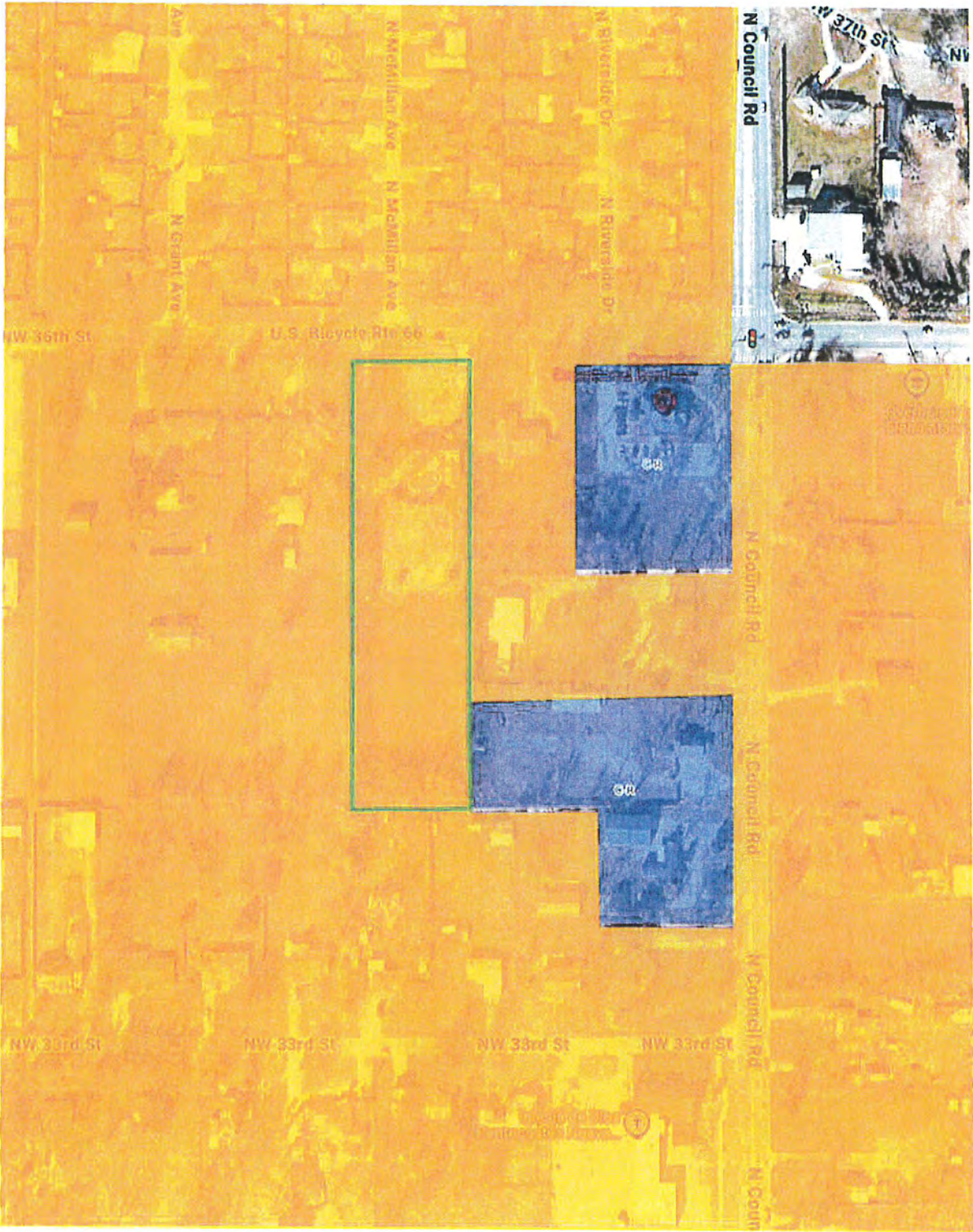
The proposed structure sits within the setbacks of the property: 20' in the rear, 5' and 10' on the sides, and 25' in the front. Additionally, the accessory structure has not been constructed atop utility easements. Should the Planning & Zoning Commission recommend that this request be approved, the city inspector will ensure that all standards are met. The proposed accessory structure will be replacing the current wood structure (barn) that sits on the site.

**Required Action:** Hold a public hearing to provide a recommendation to either approve or deny the applicant's request for a special use permit that would allow for the construction of a 960 ft<sup>2</sup> accessory structure.

**Attachments:**

- Aerial Photographs
- Zoning Map
- Application Documents
- Site Plans
- Certified Owners List
- Public Notification





RECEIVED  
MAR 04 2025  
BY: 1:51 pm

## APPLICATION FOR SPECIAL USE PERMIT

We, the undersigned, being the owners or legal agents for the owners of more than fifty-one percent of the following described property, do hereby make application and petition the City Council to approve the special use permit as hereinafter requested.

Name of Applicant: Ryan Marshall Phone #: 817-301-2174

(Print Name)

Address: 7004 W. Oklahoma Ct. ste A OKC, OK 73105

Record Property Owner(s): Zack, Lindsey Bluetman Phone #: 405-476-0234

(Print Name)

Address: 8014 NW 36th St Bethany, OK 73008

Address of Property: 8014 NW 36th St Bethany, OK 73008

Legal Description of Property: See Attached Boundary Exhibit

Proposed Special Permit use: Accessory / Garage

Present use of property: Existing Accessory/garage

Size of property (in acres and/or feet): 3.467 Ac

The City Council shall use the following criteria to evaluate your special use permit. You are requested to provide a statement after each of the following criteria statements indicating how your request meets each criteria. Use additional pages if necessary.

1. Will the proposed use be in harmony with the policies of the comprehensive plan?

Yes

**Guidelines for Special Use Permit for Accessory Building's Greater than 240' in Size**

**Projects that most closely follow the conditions listed below will have the most success in gaining City Council approval. The City Council will consider each project on a case by case basis.**

The City Council may impose specific conditions regarding location, design, operation, screening and security to assure safety, to prevent a nuisance, and to control the noxious effects of excessive sound, light, odor, dust or similar conditions. The City Council may also impose specific design requirements for accessory buildings to assure that such buildings are aesthetically compatible with the surrounding neighborhood. For accessory buildings greater than 240 square feet in size the following additional conditions and restrictions shall apply:

1. The height of the Accessory Building measured at its highest point shall not exceed the height of the primary building measured at its highest point;
2. The Accessory Building shall not be used as a dwelling unit;
3. Roof pitch of the Accessory Building should be the same as the predominant roof pitch of the primary structure;
4. An Accessory Building shall not be located on a lot not occupied by a primary building, except on lots larger than two acres in size.
5. If the primary building on a residential lot is destroyed or removed and not rebuilt within a two year period from time of destruction or removal of the primary building then the Accessory Building shall be removed.
6. Accessory Building(s) approved as a special permit use under this section should not exceed in size the greater of 50% of the gross floor area of the primary building or 10% of the total recorded lot area of the lot on which the primary building is located.

**Project Assessment for Accessory Building's Greater than 240' in Size**

	<b><i>Accessory Building</i></b>	<b><i>Primary Building</i></b>
<b>Use</b>	<b><i>Storage/Garage</i></b>	<b><i>residence</i></b>
<b>Square footage</b>	<b><i>960</i></b>	<b><i>3851</i></b>
<b>Height</b>	<b><i>14'</i></b>	<b><i>21'</i></b>
<b>Roof Pitch</b>	<b><i>4/12</i></b>	<b><i>8/12</i></b>
<b>Roof material</b>	<b><i>Metal R-panel</i></b>	<b><i>Asphalt shingle</i></b>
<b>Exterior wall covering</b>	<b><i>Metal r-panel</i></b>	<b><i>Rock</i></b>
<b><i>Total Lot Size</i></b>	<b><i>2.467 ac</i></b>	

**SPECIAL USE PERMIT APPLICATIONS FOR ACCESSORY BUILDINGS  
SUPPLEMENTAL QUESTIONNAIRE**

1. Have you been advised that an accessory building **cannot** be used for a home-based business? Please circle:  YES or NO
  
2. Have you located utility lines at the site? Please circle:  YES or NO
  
3. If not, please call OKIE AT 1-800-522-OKIE.
  
4. Will the building have a garage door? Please circle:  YES or NO  
If so, what direction will it face? North
  
5. Will you be paving a driveway to the building? Please circle: YES or  NO  
If yes, please add the driveway location and dimensions to the site plan.  
\* Structure is replacing old existing structure, paving is in place currently.
  
6. Will you be installing a privacy fence or any other type of screening?  
Please circle: YES or  NO Please describe:
  
7. Will you run electricity to the building? Please circle: YES or  NO  
\* Structure is replacing existing old structure, electrical is in place currently.
  
8. Will the building have plumbing? Please circle: YES or  NO
  
9. How tall will the walls of the building be? 10'
  
10. Will the color of the building match the house? Please circle: YES or  NO  
Structure to be Slate in color resembling primary structure roof. Trim to be "Copper" in color to resemble primary structure rock.

2. Will the proposed use be in harmony with the general purpose and intent of the applicable Zoning district regulations? Yes

---

3. Will the proposed use adversely affect the use of the neighboring property? No  
Replacing Existing Structure

---

4. Will the proposed use generate pedestrian and vehicular traffic that is hazardous or in conflict with the existing and anticipated traffic in the neighborhood? No  
Replacing Existing Structure

---

5. Will the facility present a health or safety hazard to neighboring properties or the community at large? No, Replacing Existing Structure

---

6. Will the facility be located in proximity to elementary or secondary public and/or private schools, or other incompatible uses? No

---

7. Will the utility, drainage, parking, loading, signs, lighting access, and other necessary public facilities to serve the proposed use meet the adopted codes of the City? Yes

---

8. Has the facility obtained all necessary permits to operate under the laws of the State of Oklahoma? N/A

---

The City Council may impose specific conditions regarding location, design, operation, screening, and security to assure safety, to prevent a nuisance, and to control the noxious effects of excessive sound, light, odor, dust or similar conditions. (City of Bethany Ordinance - Section 159.044)

The application shall be accompanied by the following:

- a. Filing Fee.
- b. One (1) copy of the legal description of the property sought for Special Use Permit if not described above.
- c. One (1) copy of site plan.
- d. One (1) copy of the deed(s) of the property.
- e. Certified list of names and addresses of all property owners of record within three hundred (300) feet of the exterior boundaries of subject property.

# BOUNDARY EXHIBIT

**LEGAL DESCRIPTION**  
 Prepared by Doug R. Alford PLS No. 1623, on February 17th, 2025.

ALL of Lot Five (5) in BAUMEISTER ACRES, to Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described by metes and bounds as follows:

BEGINNING at the Northwest corner of said Lot 5;

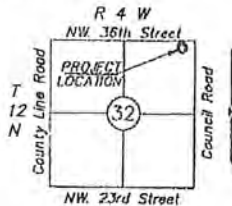
THENCE North 89°05'53" East along the North line of said Lot 5 a distance of 171.06 feet to the Northeast corner thereof.

THENCE South 00°03'12" East along the East line of said Lot 5 a distance of 628.12 feet to the Southeast corner thereof.

THENCE South 89°05'53" West along the South line of said Lot 5 a distance of 171.06 feet to the Southwest corner thereof.

THENCE North 00°03'12" West along the West line of said Lot 5 a distance of 628.12 feet to the POINT OF BEGINNING.

Said tract containing 107,446 square feet, or 2.467 acres, more or less.



The Basis of Bearing for the purpose this survey is the assumed bearing of N 89°05'53" E as shown on the North line of Lot 5, of BAUMEISTER ACRES, Oklahoma County, Oklahoma.

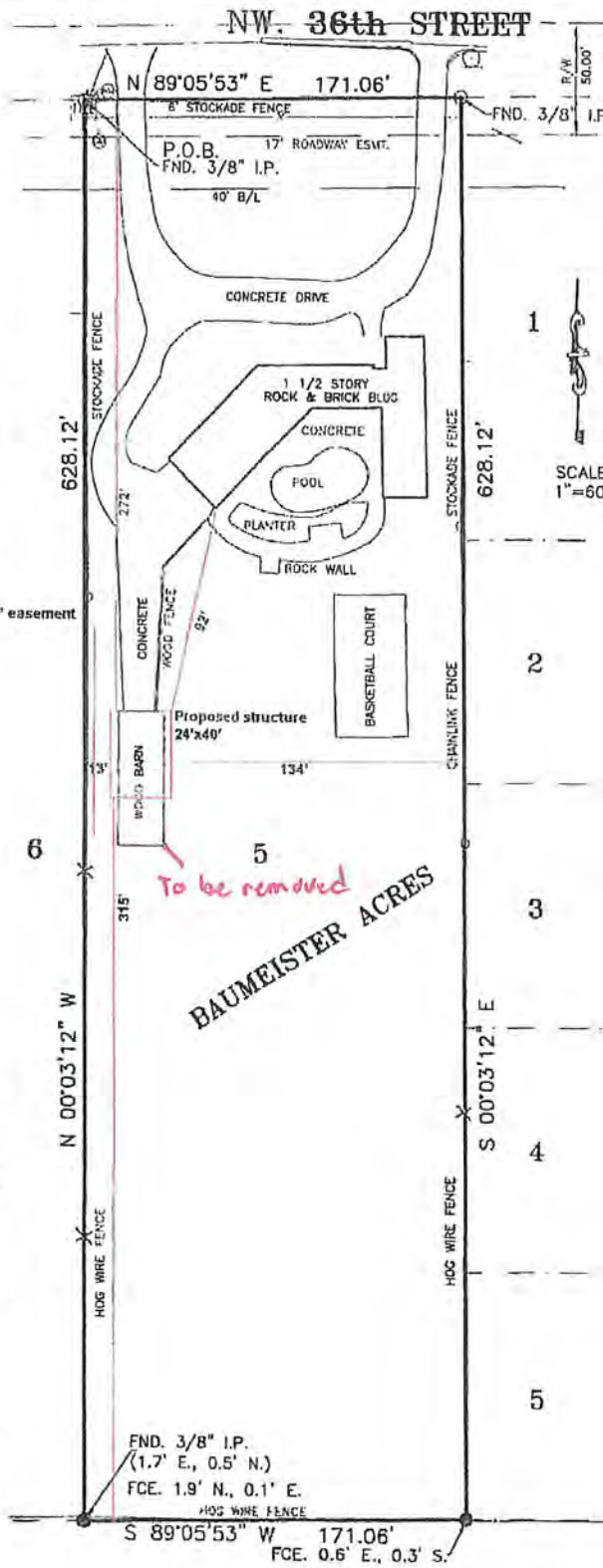
P/L - PROPERTY LINE    ● INDICATES SET 1/2" I.P. W/ CA 6333 CAP  
 R/W - RIGHT OF WAY    ○ INDICATES FND MONUMENT

I, Doug R. Alford, do hereby certify that I am a Licensed Professional Land Surveyor and that the map hereon represents a survey made under my supervision on 17th day of April, 2025, and that all monuments as shown thereon actually exist and their relative positions are correctly shown.

This survey conforms to the regulations for Land Boundary Surveys, as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Professional Land Surveyors.

All distances shown hereon fall within the positional tolerances as defined by the Oklahoma State Minimum Standards, unless noted otherwise.

This survey was done without the benefit of a Title Commitment, therefore all easements and encumbrances may not be shown hereon.



**ACCURATE POINTS SURVEYING**

REVISIONS: C.A. # 6333 - Expires June 30, 2028  
 2119 Riverwalk Drive #162, Moore, Ok. 73160  
 Office: 405-735-2810 - Fax: 405-735-2811

Prepared for: JROK  
 Date of last site visit: 02-17-24  
 Project Number: APS 25114  
 FILE LOCATION: L:\Survey\2024\ALTA A 2025\6014 NW 36th St Bathouy - PROJ BDU.dwg

Return To:  
Zack Bluethman and Lindsey Jones  
8014 NW 36th Street  
Bethany, OK 73008-3524

**WARRANTY DEED  
JOINT TENANCY**

File No.: **2085525-OK15 (MSM)**  
Doc Stamps: **\$487.50**

Tax ID#: **2873-17-528-0500**

That **Ed Overholt and Bettie Lou Overholt, husband and wife**, (the "Grantor"), in consideration of the sum of TEN & NO/100-----Dollars and other valuable considerations, in hand paid, the receipt of which is hereby acknowledged, do(es) hereby, grant, bargain, sell and convey unto **Zack Bluethman and Lindsey Jones, husband and wife**, as joint tenants and not as tenants in common, with the right of survivorship, the whole estate to vest in the survivor, (the "Grantee"), the following described real property and premises situated in **Oklahoma** County, State of **Oklahoma**, to wit:

**Lot Five (5), in BAUMEISTER ACRES, Oklahoma County, Oklahoma, according to the recorded plat thereof.**

Property Address: **8014 NW 36th Street, Bethany, OK 73008-3524**

Together with all the improvements thereon and the appurtenances thereunto belonging, and warrant the title to the same. LESS AND EXCEPT any interest in and to oil, gas, coal, metallic ores and other minerals therein and thereunder previously reserved or conveyed of record and all rights, interests and estates of whatsoever nature incident thereto or arising thereunder, and SUBJECT TO easements, rights of way, restrictive covenants of record.

TO HAVE AND TO HOLD said described premises unto the Grantee, and to the heirs, successors and assigns, forever, free, clear and discharged of and from all former grants, charges, taxes, judgments, mortgages and other liens and encumbrances of whatsoever nature.

Signed and delivered this **November 23, 2015**.

  
\_\_\_\_\_  
Ed Overholt  
  
\_\_\_\_\_  
Bettie Lou Overholt

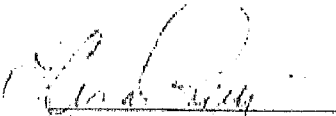
LOT 5

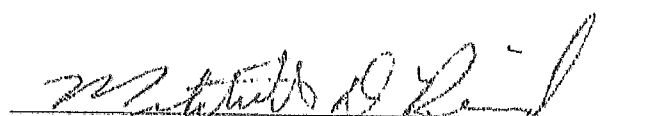
BLUETHMAN ZACHAARY & LINDSEY  
8014 NW 36<sup>TH</sup> ST  
BETHANY, OK 73008

This is to certify that the foregoing list of owners listing their address, reflects the names of persons or firms owning any property within the legal description on the front page as shown by the current year's tax rolls in the office of the Oklahoma County Treasurer, and was prepared by The Oklahoma City Abstract & Title Co. this 3RD day of MARCH, 2025.

ATTEST:

THE OKLAHOMA CITY ABSTRACT & TITLE CO.

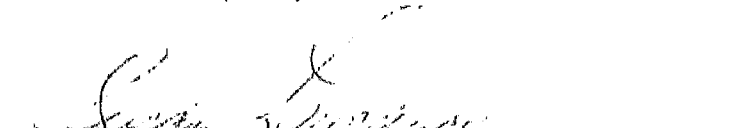
  
\_\_\_\_\_  
Lisa Petty  
Asst. Secretary

  
\_\_\_\_\_  
Mitchell D. Reid, Vice President

On this 3rd day of MARCH, 2025 before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Mitchell D. Reid, to me known to be the identical person who signed the name of the maker thereof to the within and foregoing instrument as its Vice President and acknowledged to me that he executed the same as his free and voluntary act and deed, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal the day and year last above written.



  
\_\_\_\_\_  
Susan Lowrance, Notary Public

My Commission Expires: 1-24-20  
My Commission Number: 0000353  
Reference #2501307

**OWNERSHIP LIST**

This is to certify that the following list of owners listing their address, reflects the names of persons or firms owning any property within 300 FEET:

**LOT FIVE (5), BAUMEISTER ACRES ADDITION, OKLAHOMA COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.**

**ROYCE BROWNS RIVIERA**

**LOT 19, BLOCK 9**

**MCDEVITT PATRICIA KAYE  
3701 N GRANT AVE  
BETHANY, OK 73008**

**LOT 9 BLOCK 10**

**ARNOLD GARY ALLAN & JANET LEE TRS  
ARNOLD GARY & JANET LIV TRUST  
3712 N GRANT AVE  
BETHANY, OK 73008**

**N2FT LOT 1 & ALL LOT 2  
BLOCK 4**

**COLEMAN CARROL E & BERTIE M TRS  
COLEMAN LIVING TRUST  
4712 N CROMWELL AVE  
OKLAHOMA CITY, OK 73112**

**S55FT LOT 12, BLOCK 11**

**MILLER SHERMAN PATRICK  
3713 N RIVERSIDE DR  
BETHANY, OK 73008**

**UNPLTD PT SEC 19 12N 4W**

**PT NE4 SEC 19 12N 4W E 223FT OF  
S/2 OF N/2 OF S/2 OF NE4 OF NE4  
AKA S/2 LOT 1 SIMOKLA UNREC**

**CLEAR WATER PROPERTIES LLC  
3201 S SHIELDS  
OKLAHOMA CITY, OK 73129**

**ROYCE BROWNS RIVIERA**

**LOT 5, BLOCK 11**

**PASON MATTHEW PAUL  
HERNANDEZ PASON SOFIA  
3712 N MCMILLAN AVE  
BETHANY, OK 73008**

**S68.99FT LOT 1, BLOCK 4**

**TRUEWIND INVESTMENT CO  
722 N BROADWAY AVE, UNIT 301  
OKLAHOMA CITY, OK 73102**

LOT 16, BLOCK 10

WELCH GEOFFREY D & DIANNE  
3713 N MCMILLAN AVE  
BETHANY, OK 73008

LOT 10 BLOCK 10

MASON BRADLEY  
3708 N GRANT AVE  
BETHANY, OK 73008

UNPLTD PT SEC 19 12N 4W

PT NE4 SEC 19 12N 4W BEG 661.12  
FT S & 815FT W OF NE/C OF NE4  
TH S302.8FT W 118FT N302.13FT  
E118FT TO BEG OR TR 7 SIMOKLA  
UNREC

MILLER STEVEN  
8105 NW 33<sup>RD</sup> ST  
BETHANY, OK 73008

ROYCE BROWNS RIVIERA

LOT 11, BLOCK 11

CIFUENTES EDGAR R  
3709 N RIVERSIDE DR  
BETHANY, OK 73008

LOT 15, BLOCK 10

MITCHELL KATHY L  
3709 N MCMILLAN AVE  
BETHANY, OK 73008

LOT 14, BLOCK 10

WASHINGTON WILLIAM & WINONA  
3705 N MCMILLAN AVE  
BETHANY, OK 73008

LOT 6, BLOCK 11

PERKINS RONNA K  
3708 N MCMILLAN AVE  
BETHANY, OK 73008

LOT 10, BLOCK 11

SANCHEZ MARIO ROMERO  
ORTEGA BLANCA DIAZ  
3705 N RIVERSIDE DR  
BETHANY, OK 73008

LOT 11, BLOCK 10

CHAVEZ SAMANTHA  
GUERRERO NABOR MUNOZ  
3704 N GRANT AVE  
BETHANY, OK 73008

X

LOT 3 IN PART OF N.2 OF S/2 OF  
NE4 OF NE4 SIMOKLA UNREC PLAT

CONN LANORA M  
3513 SARDIS WAY  
YUKON, OK 73099

BEG 461FT W OF NE/C OF N/2  
OF S/2 OF NE4 OF NE4 TH S301.43  
FT W118FT N301.65FT E118FT  
TO BEG

HALL VALERIE & MARVIN  
8015 NW 33<sup>RD</sup> ST  
BETHANY, OK 73008

BAUMEISTER ACRES ADD

E227.33FT OF LOT 1 & N98FT OF  
E227.33FT OF LOT 2

PRD OWNER LLC  
% PROFESSIONAL RESOURCE  
DEVELOPMENT INC  
11995 EL CAMINO REAL  
SAN DIEGO, CA 93120

W143FT LOTS 1 & 2

MORRIS JARRED  
MORRIS CASEY  
8010 NW 36<sup>TH</sup> ST  
BETHANY, OK 73008

UNPLTD PT SEC 19 12N 4W

BEG AT SE/C OF NE4 NE4 NE4  
TH W403 1/3FT N108FT E403  
1/3FT S 108FT TO BEG PLUS  
S54FT OF LOT 4 BAUMEISTER  
ACRES ADD

GARCIA JOSE DE JESUS  
GARCIA MARIA DEL ROSARIO  
3509 N COUNCIL RD  
BETHANY, OK 73008

BAUMEISTER ACRES ADD

S10FT OF E227.33FT OF LOT 2 &  
ALL OF LOT 3 & N54FT OF LOT 4

GARCIA JOSE  
GARCIA MARIA  
3509 N COUNCIL RD  
BETHANY, OK 73008

LOT 7

SANTANAS PROPERTIES LLC  
2913 MIRAGE ST  
YUKON, OK 73099

LOT 6

WILSON PAUL A  
WILSON VICKI L  
8018 NW 36<sup>TH</sup> ST  
BETHANY, OK 73008



# **City of Bethany**

**A great place to live, work, shop, and grow a business!**

March 10, 2025

## **NOTICE OF HEARING**

## **PLANNING & ZONING COMMISSION AND CITY COUNCIL**

Dear Property Owner: /

This notice is to inform you that a neighboring property owner has filed an application with the Bethany Planning Department for a special use permit request for property on the attached sheet. All special use permit request applications within the City limits are reviewed by the Planning and Zoning Commission at a public hearing to determine whether the proposal is in conformity with the Comprehensive Plan for the City of Bethany.

We would like to emphasize that the Planning and Zoning Commission does not make the final decision on whether or not to approve the application; it simply makes recommendations on the special use permit request matters to the City Council. The final decision is made by the City Council in a public hearing.

Attached to this notice is information on the hearing dates, the location of the property and the special use permit requested. During the public hearings, the applicant for the special use permit request presents his/her case, and all interested property owners in the surrounding area are invited to appear and state whether they are for or against the proposal.

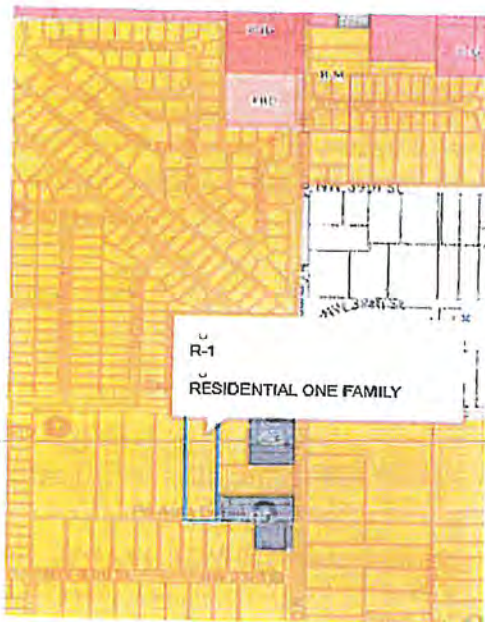
Your participation in these proceedings can affect the outcome.

If you have any questions regarding this notice, please contact the Community Development Director. Call (405) 789-6005.

**SECRETARY  
PLANNING AND ZONING COMMISSION**

PO Box 219 • 6700 NW 36<sup>th</sup> St  
Bethany OK 73008 • (405) 789-6005 • FAX (405) 789-6093  
[www.cityofbethany.org](http://www.cityofbethany.org)

**LEGAL DESCRIPTION:** All of Lot Five (5) in Baumeister Acres, to C. Oklahoma County, Oklahoma, according to the recorded plat thereof, being more particularly described by metes and bounds as follows: Beginning at the Northwest corner of said Lot 5: Thence North  $89^{\circ}05'53''$  East along the North line of said Lot 5 a distance of 171.06 feet to the Northeast corner thereof. Thence South  $00^{\circ}03'12''$  East along the East line of said Lot 5 a distance of 628.12 feet to the Southeast corner thereof. Thence South  $89^{\circ}05'53''$  West along the South line of said Lot 5 a distance of 171.06 feet to the Southwest corner thereof. Thence North  $00^{\circ}03'12''$  West along the West line of said Lot 5 a distance of 628.12 feet to the point of beginning. Said tract containing 107,446 square feet, or 2,467 acres, more or less.

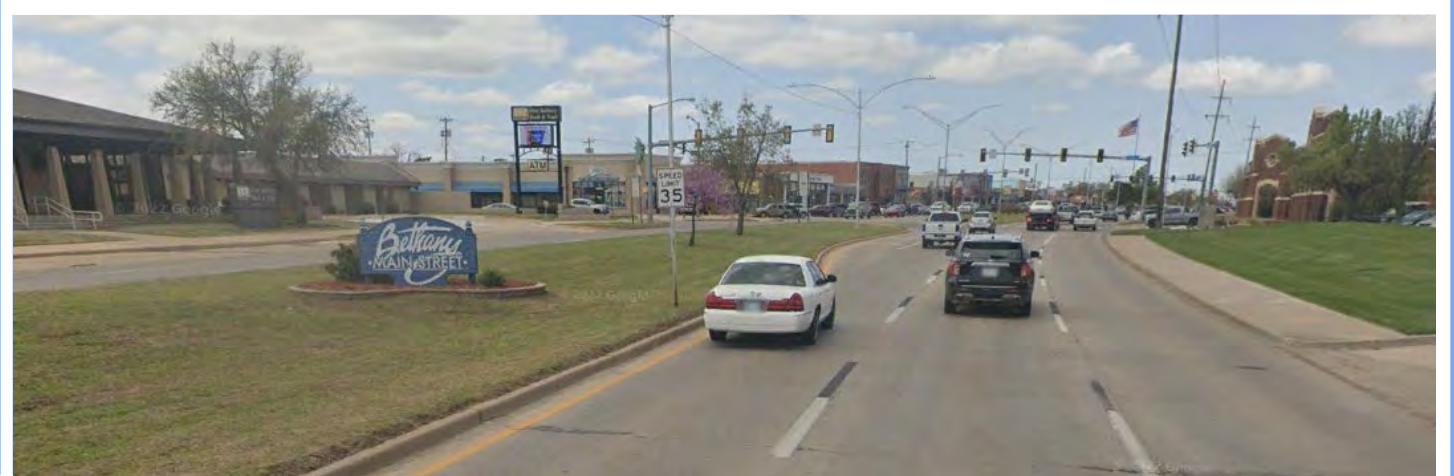




# CITY OF BETHANY

## OKLAHOMA

AGENDA: 04/15/2025  
ITEM: 8



## PROJECT UPDATES



# PROPOSITION 1-C

## NW 36<sup>TH</sup> / COUNCIL ROAD

CITY OF BETHANY



## Traffic Signalization and Pedestrian Crosswalk Improvements

- Survey complete
- Design complete
- Right-of-Way/Easements determined
- Anticipate recommending award of project May 20, 2025

# PROPOSITION 1-D

## PENIEL – 39<sup>TH</sup> TO 42<sup>ND</sup>

CITY OF BETHANY



### Peniel Ave. from NW 39<sup>th</sup> Expressway to NW 42<sup>nd</sup> Street

Reconstruction of Peniel Avenue beginning at NW 39<sup>th</sup> Expressway extending north approximately 1,300 feet to NW 42<sup>nd</sup> Street. Reconstruction of Plain Jointed PC Concrete.

- Survey: Complete
- Environmental: Complete
- Roadway Design: Complete. Plan-in-hand held July 26, 2023. Utilities cleared.
- Low Bidder – All Roads Paving - \$408,743.68  
Construction anticipated to begin May 2025



### NW 30<sup>th</sup> Street from Rockwell Avenue to Peniel Avenue

Reconstruction of NW 30<sup>th</sup> pavement beginning at Rockwell Avenue extending east approximately 2,600 feet to Peniel Avenue. Reconstruction of Plain Jointed PC Concrete.

- Survey: Complete
- Environmental: Complete
- Roadway Design: Complete. Plan in hand held July 26, 2023. Utilities cleared
- Project Awarded - All Roads Paving Inc. - \$512,822.57
- Under construction

# PROPOSITION 2-A ELDON LYON PARK

CITY OF BETHANY



## Repair, improve, remodel, equip, and renovate playground, exercise station, multipurpose shelters, and remodel restroom facilities.

- Restroom facilities have been inspected and evaluated for remodel.
- Multipurpose shelter concepts presented and recommended for approval by the Parks Board.
- Design complete
- Project awarded to C4L, LLC. – June 4, 2024 - \$985,505.00
- Construction substantially complete

# PROPOSITION 2-B

## RIPPER PARK

CITY OF BETHANY



### Acquiring and improving playground equipment, and constructing or remodeling restroom facilities

- Restroom facilities have been inspected and evaluated for remodel
- Design complete
- Project awarded to C4L, LLC. – June 4, 2024 - \$985,505.00
- Restroom remodel has begun.

# PROPOSITION 2-C

## HENRY GARRISON PARK

CITY OF BETHANY



### Acquiring and improving playground equipment, constructing a multipurpose pavilion, and constructing or remodeling restroom facilities

- Restroom facilities have been inspected and evaluated for remodel
- Multipurpose shelter concepts presented and recommended for approval by the Parks Board
- Design complete
- Project awarded to C4L, LLC. – June 4, 2024 - \$985,505.00
- Construction substantially complete

# PROPOSITION 2-D

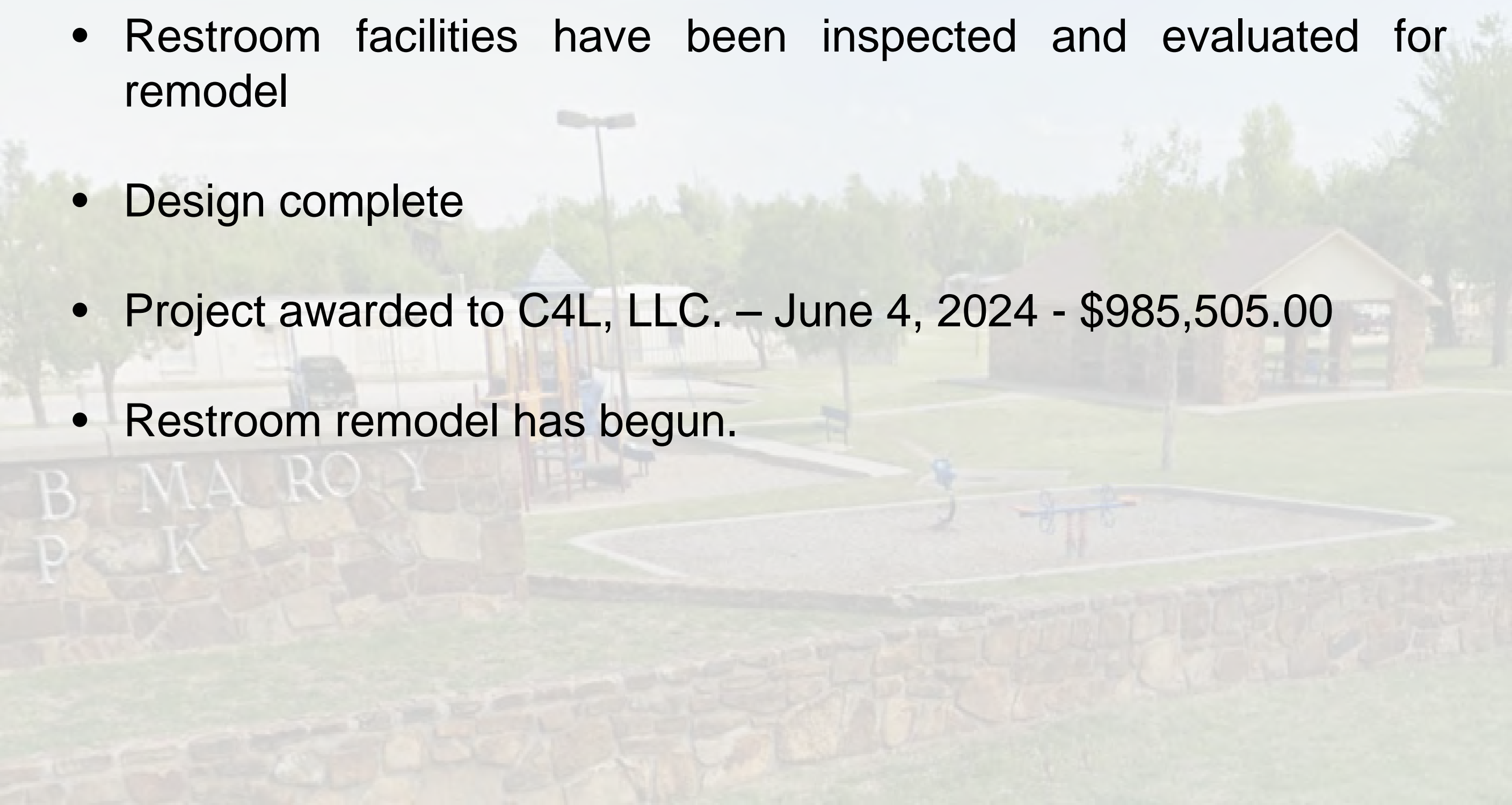
## MACRORY PARK

CITY OF BETHANY



### Acquiring and improving playground equipment, and constructing or remodeling restroom facilities

- Restroom facilities have been inspected and evaluated for remodel
- Design complete
- Project awarded to C4L, LLC. – June 4, 2024 - \$985,505.00
- Restroom remodel has begun.



# PROPOSITION 2-F

## CECIL MENDENALL PARK

CITY OF BETHANY



### Improving but not limited to constructing restroom facilities

- Funding sources to include 2016 G.O. Bond for restroom and fencing improvements
- New restroom location identified
- Design complete
- Project awarded to C4L, LLC. – June 4, 2024 - \$985,505.00
- Under construction

# PROPOSITION 3-C

## ANIMAL SHELTER

CITY OF BETHANY



### Repairing, renovating, equipping and furnishing the existing animal shelter facility within the City of Bethany located at 5100 North College Avenue

- Geotechnical soil boring – complete
- Footing recommendations – complete
- Survey – complete
- A sanitary sewer has been found that was not shown on any city atlas that is currently under part of the building. Plans to realign the sanitary sewer are complete and have been approved by the ODEQ.
- Bid Let Date: December 21, 2023
- Apparent low bidder – Luckinbill - \$123,792.00 – Construction complete
- Building expansion low bidder – C4L - \$205,000.
- Under construction

# PROPOSITION 4-A DRAINAGE

CITY OF BETHANY



**Constructing, improving, enlarging, engineering, equipping, and repairing storm drainage facilities within the City of Bethany. These projects may be completed in phases and funds provided by other governmental agencies and other sources may be used to complete these projects.**

- Identifying and prioritizing CMP's under pavement
- Identifying additional funding sources
- Pipe inspection complete at 6 locations.



## American Rescue Plan Act funded Water Meter Replacement Matching \$1,500,000 Grant

- Project approved by OWRB on June 20, 2023, plans advertised for bids
- Pre-bid meeting held June 21, 2023. Bids opened June 29, 2023.
- Phase 1 bid awarded at City Council on July 18, 2023 to S.W. Water Works in the amount of \$2,544,540.00
- Construction began in October 2023 with anticipated completion in early 2025.
- 1400 meters replaced with 73 additional meters identified.
- New ultrasonic meters are already being installed with new construction projects in the City.

# ARPA FUNDED PROJECTS

## SANITARY SEWER REPLACEMENT

CITY OF BETHANY



### American Rescue Plan Act funded Sanitary Sewer Replacement on Peniel, in the amount of \$3,372,692

- Project includes lift station and sanitary sewer line replacement
- Video of existing sewer line complete
- Survey is complete
- Lift Station at NW 31<sup>st</sup> and Peniel and associated gravity main design complete and permit received from ODEQ. Project awarded to Urban Contractors - \$1,801,015.00.
- Currently reviewing project submittals.
- Construction scheduled to begin June 2025.





- Existing wellfield production 3.01 MGD
- Re-drilling water wells to increase production by 1.1 MGD
- Rehabilitating wells to increase production by 0.3 MGD
- Increase capacity in wellfield transmission lines to transport increased production to the water treatment plant
- Current ARPA funding is \$4.6 million
- Project awarded to Diversified Construction – March 19, 2024 - \$3,675,455.00
- Under construction
  - Drilling complete for wells 8, 26,& 27
  - North wellfield transmission pipe installation complete
  - Well rehab, piping, and electrical ongoing for wells 5 & 9
  - Installing new pumps and motors for wells 26 & 27



## Water Treatment Plant Granular Activated Carbon (GAC) Filter Upgrades

- Repair and upgrade one damaged and out of service GAC filter
- Upgrading 3 GAC filters with additional piping, diffusers, and anchoring system for more efficient and enhanced operations
- Full scale pilot study to confirm plant can meet future water quality standards
- Apply for possible loan forgiveness for the project from the Oklahoma Department of Environmental Quality (ODEQ)



### NW 25<sup>th</sup> and Shannon Lift Station Replacement

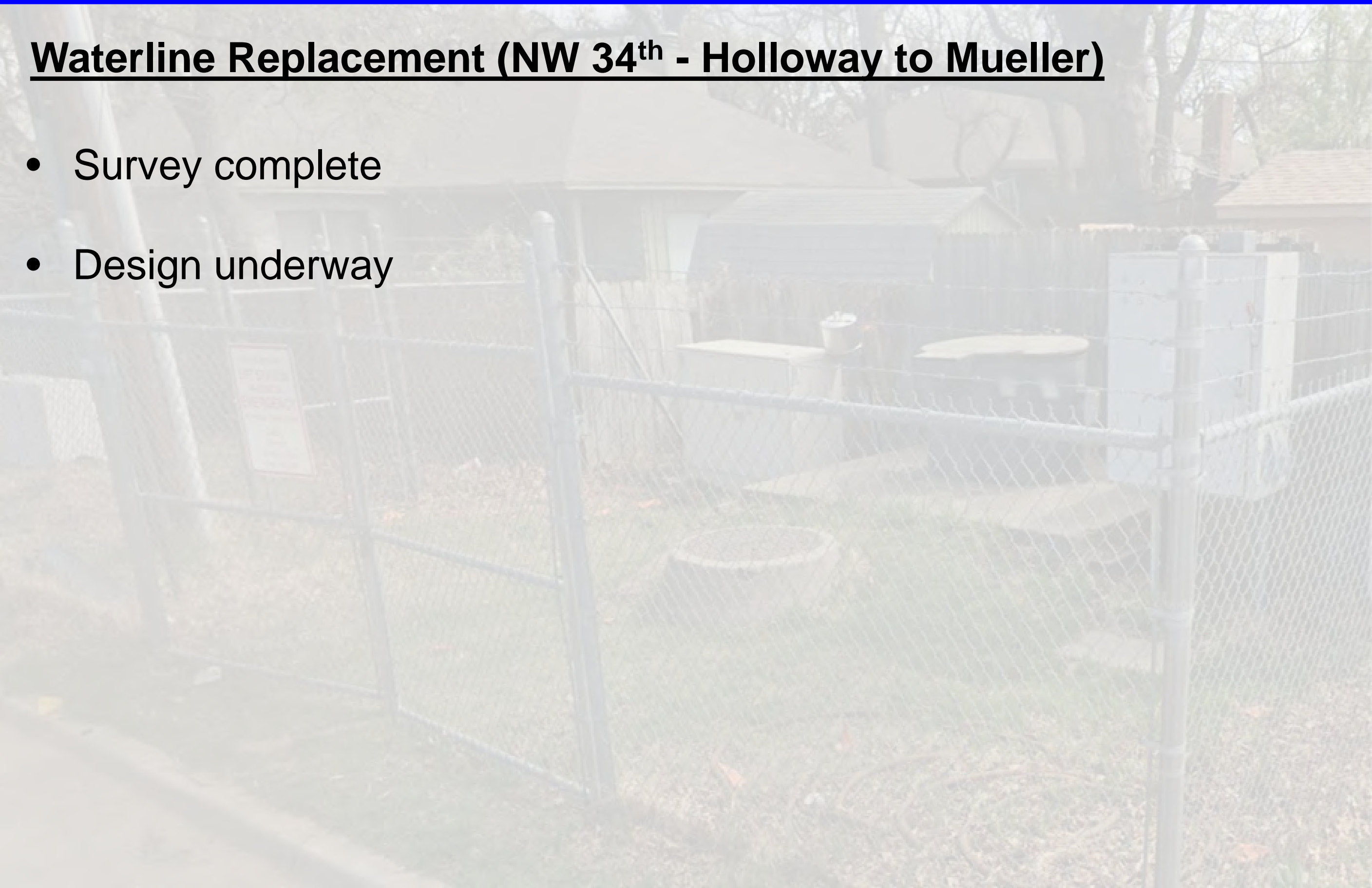
- Survey complete
- Environmental Categorical Exclusion Application – complete and submitted to EPA.
- Design underway
- Preliminary workplan submitted to the Environmental Protection Agency (EPA). National Environmental Policy Act (NEPA) coordination underway.
- Oklahoma Historical Society and Oklahoma State Archeologists approved the project.
- Project submitted for funding by the EPA through Grants.Gov.





## Waterline Replacement (NW 34<sup>th</sup> - Holloway to Mueller)

- Survey complete
- Design underway





## NW 50<sup>th</sup> and McMillan Lift Station Rehabilitation and Upgrade

- New chopper pumps
- Upgraded electrical system
- New valves and piping
- Applied for 2026 Community Project Funding opportunity through Congresswoman Stephanie Bice's office.

# SIDEWALK PARTNERSHIP PROGRAM PROJECT PHASE I

CITY OF BETHANY



NW 43<sup>rd</sup> – Asbury to College

N. Mueller – NW 43<sup>rd</sup> to NW 44<sup>th</sup>

N. Mueller – South of NW 42<sup>nd</sup>

- Survey complete
- Design underway



## NW 34<sup>th</sup> Street Healthy Living and Active Community Project, Between College and Peniel.

- Survey complete
- Design complete
- Project low bid – SAC Services \$78,111.00



## NW 30<sup>th</sup> Street and Wilburn Sewer Line Project

- Survey complete
- Design complete
- ODEQ permit approved
- Easement staked for construction

# COMPLETED PROJECTS

CITY OF BETHANY



## G.O. BOND PROJECTS

Proposition 1-A	NW 23 <sup>rd</sup> & Rockwell	\$384,745.14
Proposition 1-B	NW 36 <sup>th</sup> & Rockwell	\$434,655.74
Proposition 1-F	Mueller – NW 44 <sup>th</sup> to NW 50 <sup>th</sup>	\$524,411.60
Proposition 1-G	N. Divis – NW 36 <sup>th</sup> to NW 39 <sup>th</sup> Expressway	\$478,899.28
Proposition 1-H	Peniel – NW 25 <sup>th</sup> to NW 30 <sup>th</sup>	\$329,177.74
Proposition 2-B	Ripper Park Pickleball Courts – TSET Funded	\$89,000.00
Proposition 2-E	Ron Clark Park – TSET Funded	\$40,000.00
Proposition 3-A	Fire Station	\$1,356,611.00
Proposition 3-B	Police Headquarters Addition	\$360,780.00
Proposition 3-B	Roof Replacement	\$442,439.00

## ARPA PROJECTS

Sanitary Sewer Replacement-Force Main (Peniel – NW 25 <sup>th</sup> to NW 32 <sup>nd</sup> )	\$827,503.66
Oklahoma County Funded Water Meter Project (260 meters)	\$250,000.00

## ODOT PROJECTS

CRSSA Mill & Overlay – 23 <sup>rd</sup> & Rockwell	\$609,161.00
SH-66 Pedestrian Improvement Project	\$2,266,000.00
NW 23 <sup>rd</sup> Street Sidewalk Project	\$396,779.35

**Agenda: 04/15/2025**  
**Item: 10**  
**BPWA Item: 2**

**BETHANY CITY COUNCIL**  
**BETHANY PUBLIC WORKS AUTHORITY**

From: Elizabeth Gray, City Manager  
Date: April 15, 2025  
Subject: Ratification of Expenditures for Emergency Repairs to the Lift Station at NW 50<sup>th</sup> and McMillan

**BACKGROUND**

Council members were notified of an ongoing emergency March 14, and March 28, and April 1, 2025. The facility at NW 50<sup>th</sup> and McMillan is the largest lift station in the city. Approximately 60% of all sewage generated in the city is pumped through this lift station to the Wastewater Treatment Plant. This lift station houses 2 – 75hp pumps in the wet well.

In early February, check valves failed on the downstream side of the lift station which then allowed effluent that was already being pumped to backflow into the wet well causing the pumps to stay in the on position. This caused one pump to overheat and short circuit. The remaining pump was not able to keep up with the inflow and push the effluent out of the station due to the downstream valves being stuck in the open position. To prevent backups and overflows, a bypass was installed but it was then found that an influent valve had also failed between an upstream manhole and the lift station which meant flow was continuing to enter the lift station. A contractor was called to install a temporary plug in the upstream manhole, to allow bypass pumping and draining of the wet well. Upon draining it was found there were multiple issues with the pumps and piping that was not allowing the effluent to leave the lift station. It was also noted that the rails that allow for the raising and lowering of the pumps were damaged. The initial cost for repairs and bypass pumping was \$32,494.00 to the on-call contractor. Staff was able to repair one effluent check valve so it could be used, and a second valve has been ordered and can be installed once it is delivered. The on-call contractor repaired the rails for both pumps, one pump that had damage to its base was repaired and resealed and the lift station was restarted using one pump and one effluent line.

In March, during the high wind event, the one remaining operational pump went out of service. The contractor was called to restart the bypass pumping, and upon draining the wet well it was found the bottom of the pump had come apart. The damage to this pump was to the base, the concrete connections and also the rail support system. Both pumps have now been sent to a vendor for evaluation and repairs, and no spare pumps are available, causing continual bypass pumping and monitoring.

The current pumps at this lift station do not include grinders to address debris in the wastewater system. These pumps are continually plugged or damaged due to the current configuration. The city has applied for a grant from Congresswoman Bice's office to replace these pumps with grinder pumps and update the piping and electrical to make this lift station operate more efficiently.

Expenditures to date include:

Krapff Reynolds on-call repairs \$32,494.00  
W&W Electric \$5,276.00  
Haynes Equipment (elbow component) - \$2,100.00  
Urban Contractors – wet well pumping (twice) \$7,650.00  
United Rentals – Bypass Pump rental \$29,151.12 (January through March)  
National Tank – Bypass Pump Rental \$5,000.00 (March to current)  
Total - \$81,671.12

Additional Estimated future expenditures:

Rebuild 2 – 75 Hp pumps - \$68,029.61 (current quote) (seeking additional vendors)  
Additional Metal fabrication - \$1,500.00  
Purchase 1 – 75 HP pump - \$68,000.00  
Total \$137,529.61

RECOMMENDATION

1. Ratification of Expenditures for Emergency Repairs to the Lift Station at NW 50<sup>th</sup> and McMillan.

ADDITIONAL COMMENTS

These emergency expenditures are being funded by sewer repair and maintenance funds. Current expenditures fall within the City Managers spending authority.



**City of Bethany General Fund**  
**Statement of Revenues and Expense**  
**March 2025**

**AGENDA: 04/15/2025**  
**ITEM: 13 (A)**

**Revenues**

	<b>2024-2025 Annual Budget</b>	<b>March Revenues</b>	<b>Year to Date Revenue</b>	<b>Year to Date Percentage of Budget</b>	<b>Budget Remaining</b>
SALES TAX 82.5% DEDICATED	4,952,440.00	415,334.00	3,771,334.00	76.15%	1,181,106.00
USE TAX REVENUE	1,467,631.00	109,821.00	1,229,874.00	83.80%	237,757.00
HOTEL TAX REVENUE	57,113.00	632.00	41,634.00	72.90%	15,479.00
CABLE FRANCHISE TAX REVENUE	60,454.00	0.00	70,854.00	117.20%	-10,400.00
PHONE FRANCHISE TAX REVENUE	77,083.00	4.00	5,865.00	7.61%	71,218.00
UTILITY FRANCHISE TAX REVENUE	883,630.00	59,193.00	514,655.00	58.24%	368,975.00
OCCUPATIONAL LICENSE REVENUE	50,345.00	1,690.00	28,366.00	56.34%	21,979.00
BUILDING PERMIT REVENUE	54,934.00	1,253.00	22,919.00	41.72%	32,015.00
INSPECTION PERMIT REVENUE	71,405.00	2,020.00	26,686.00	37.37%	44,719.00
ZONING PERMITS	1,050.00	0.00	782.00	74.48%	268.00
ANIMAL LICENSE REVENUE	1,000.00	238.00	458.00	45.80%	542.00
ABATEMENT REVENUE	8,000.00	0.00	10,518.00	131.48%	-2,518.00
MOTOR FUEL TAX REVENUE	37,354.00	10,583.00	46,632.00	124.84%	-9,278.00
COMMERCIAL VEH TAX REVENUE	131,772.00	0.00	91,860.00	69.71%	39,912.00
CIGARETTE TAX REVENUE	38,671.00	2,714.00	10,881.00	28.14%	27,990.00
ALCOHOL BEVERAGE TAX REVENUE	53,832.00	3,827.00	41,829.00	77.70%	12,003.00
ACCOUNTING SERVICE REVENUE	26,400.00	0.00	15,400.00	58.33%	11,000.00
EMERGENCY MEDICAL CALL SVC FEE	280,831.00	23,735.00	212,555.00	75.69%	68,276.00
STORMWATER COMPLIANCE FEE	324,218.00	27,404.00	245,490.00	75.72%	78,728.00
CEMETARY LOT SALES REVENUE	11,880.00	0.00	0.00	0.00%	11,880.00
MINERAL RIGHTS & ROYALTIES REV	11,086.00	3,455.00	9,549.00	86.14%	1,537.00
POLICE FINES & COURT COST REV	641,844.00	61,161.00	512,366.00	79.83%	129,478.00
INTEREST INCOME	29,472.00	0.00	31,802.00	107.91%	-2,330.00
MISCELLANEOUS REVENUE	84,452.00	5,996.00	50,329.00	59.59%	34,123.00
REIMBURSEMENT REVENUE	26,119.00	1,366.00	1,868.00	7.15%	24,251.00
CREDIT CARD FEES	101,986.00	9,696.00	81,264.00	79.68%	20,722.00
GRANT REVENUE	121,434.00	0.00	3,000.00	2.47%	118,434.00
SALE OF ASSETS	0.00	0.00	0.00	0.00%	0.00
SETTLEMENT PROCEEDS	0.00	0.00	59,232.00	0.00%	-59,232.00
ECONOMIC DEV PROMO & EVENT RE	288.00	0.00	0.00	0.00%	288.00
OMAG REFUNDS	56,946.00	8,792.00	15,072.00	26.47%	41,874.00
<b>Total Revenues</b>	<b>9,663,670.00</b>	<b>748,914.00</b>	<b>7,153,074.00</b>	<b>74.02%</b>	<b>2,510,596.00</b>
<b>Transfers In</b>	<b>2,728,894.00</b>	<b>267,731.00</b>	<b>1,755,827.00</b>	<b>64.34%</b>	<b>973,067.00</b>
<b>Total Revenues and Transfers In</b>	<b>12,392,564.00</b>	<b>1,016,645.00</b>	<b>8,908,901.00</b>	<b>71.89%</b>	<b>3,483,663.00</b>

**Expenses**

	<b>2024-2025 Annual Budget</b>	<b>March Expenses</b>	<b>Year to Date Expenses</b>	<b>Year to Date Percentage of Budget</b>	<b>Budget Remaining</b>
01.0-MANAGEMENT	1,019,500.00	85,643.00	713,150.00	69.95%	306,350.00
02.0-FINANCE	431,087.00	25,292.00	291,988.00	67.73%	139,099.00
03.0-MUNICIPAL COURT	616,560.00	39,988.00	363,766.00	59.00%	252,794.00
04.0-ENGINEERING	190,000.00	13,630.00	105,183.00	55.36%	84,817.00
05.0-POLICE	5,153,439.00	380,747.00	3,534,925.00	68.59%	1,618,514.00
06.0-FIRE	3,042,490.00	220,171.00	2,183,637.00	71.77%	858,853.00
07.0-COMMUNITY DEV	690,047.00	34,741.00	426,471.00	61.80%	263,576.00
08.1-PW ADMIN	172,822.00	13,537.00	119,147.00	68.94%	53,675.00
08.2-STREETS	879,362.00	65,651.00	583,489.00	66.35%	295,873.00
08.4-FLEET MAINT	109,159.00	-31,064.00	62,166.00	56.95%	46,993.00
08.5-PARKS	578,434.00	34,130.00	343,970.37	59.47%	234,463.63
98.0-CONTINGENCY	438,000.00	0.00	0.00	0.00%	438,000.00
<b>TOTAL EXPENDITURES</b>	<b>13,320,900.00</b>	<b>882,466.00</b>	<b>8,727,892.37</b>	<b>65.52%</b>	<b>4,593,007.63</b>
<b>Transfers Out</b>	<b>66,000.00</b>	<b>0.00</b>	<b>20,000.00</b>	<b>30.30%</b>	<b>0.00</b>
<b>Total Expenses and Transfers Out</b>	<b>13,386,900.00</b>	<b>882,466.00</b>	<b>8,747,892.37</b>	<b>65.35%</b>	<b>4,593,007.63</b>
<b>Revenues over (under) expenses</b>	<b>-994,336.00</b>	<b>134,179.00</b>	<b>161,008.63</b>	<b>-16.19%</b>	<b>-1,109,344.63</b>

**Bethany Public Works Authority**  
**Statement of Revenues and Expenses**

**March 2025**

**Revenues**

	<b>2024-2025 Annual Budget</b>	<b>March Revenues</b>	<b>Year to Date Revenue</b>	<b>Year to Date Percentage of Budget</b>	<b>Budget Remaining</b>
RESIDENTIAL PENALTY REVENUE	180,000.00	14,601.00	124,470.00	69.15%	55,530.00
COMMERCIAL PENALTY REVENUE	41,660.00	2,837.00	27,377.00	65.72%	14,283.00
SOLID WASTE REVENUE	2,993,614.00	252,974.00	2,259,912.00	75.49%	733,702.00
WATER REVENUE	5,603,550.00	317,757.00	3,567,349.00	63.66%	2,036,201.00
WATER TAP REVENUE	25,000.00	0.00	2,655.00	10.62%	22,345.00
SEWER REVENUE	4,085,728.00	349,034.00	3,091,717.00	75.67%	994,011.00
SEWER TAP REVENUE	1,000.00	0.00	150.00	15.00%	850.00
INTEREST INCOME	296,945.00	0.00	201,505.00	67.86%	95,440.00
LEASE REVENUE	175,000.00	10,227.00	113,356.00	64.77%	61,644.00
SCRAP METAL REVENUE	0.00	0.00	1,987.00	0.00%	-1,987.00
GRANT REVENUE	984,000.00	0.00	0.00	0.00%	984,000.00
MISCELLANEOUS REVENUE	0.00	0.00	164.00	0.00%	-164.00
*** TOTAL REVENUE ***	14,386,497.00	947,430.00	9,390,642.00	65.27%	4,995,855.00
<b>Total Revenues and Transfers In</b>	14,386,497.00	947,430.00	9,390,642.00	65.27%	4,995,855.00

**Expenses**

	<b>2024-2025 Annual Budget</b>	<b>March Expenses</b>	<b>Year to Date Expenses</b>	<b>Year to Date Percentage of Budget</b>	<b>Budget Remaining</b>
02.0-BPWA FINANCE	629,408.00	35,190.00	403,190.00	64.06%	226,218.00
08.1-BPWA ADMIN	188,833.00	15,898.00	131,371.00	69.57%	57,462.00
08.3-BPWA SANITATION	2,296,435.00	118,846.00	1,102,594.00	48.01%	1,193,841.00
08.4-BPWA FLEET MAINT	113,988.00	42,632.00	51,958.00	45.58%	62,030.00
12.0-BPWA WATER PLANT	2,066,485.00	116,418.00	1,368,174.00	66.21%	698,311.00
12.1-BPWA WATER LINE	2,269,203.00	29,986.00	614,039.00	27.06%	1,655,164.00
12.2-BPWA SEWER LINE	3,616,751.00	199,544.00	1,810,792.00	50.07%	1,805,959.00
97.0-DEBT SERVICE INTEREST EXP	560,036.00	4,545.00	521,304.00	93.08%	38,732.00
98.0-CONTINGENCY	0.00	0.00	0.00	0.00%	0.00
99.0-TRANSFERS OUT	2,400,000.00	202,381.00	1,892,858.00	78.87%	507,142.00
<b>Total Expenses and Transfers Out</b>	14,141,139.00	765,440.00	7,896,280.00	55.84%	6,244,859.00
<b>DEBT SERVICE PRINCIPAL</b>	1,250,157.00	82,500.00	854,055.00	68.32%	396,102.00
<b>Revenues over (under) Expenses/Debt Service</b>	-1,004,799.00	99,490.00	640,307.00	-63.72%	-1,645,106.00

**City of Bethany**  
**Capital Improvement Fund**  
**March 2025**

**Revenues**

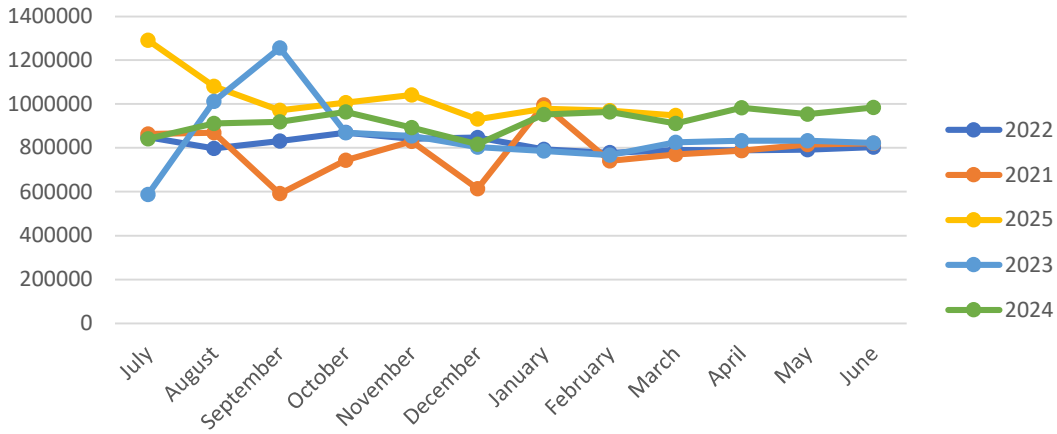
	<b>2024-2025 Annual Budget</b>	<b>March Revenue</b>	<b>Year to Date Revenue</b>	<b>Year to Date Percentage of Budget</b>	<b>Budget Remaining</b>
SALES TAX 17.5% DEDICATED	1,077,784.00	88,102.00	799,980.00	74.22%	277,804.00
INTEREST REVENUE	3,358.00	0.00	7,502.00	223.41%	-4,144.00
TRANSFER FROM GF	0.00	0.00	0.00	0.00%	0.00
MISCELLANEOUS REVENUE	0.00	0.00	1.00	0.00%	-1.00
GRANT REVENUE	2,009,161.00	0.00	50,000.00	0.00%	1,959,161.00
<b>Total Revenue</b>	<b>3,090,303.00</b>	<b>88,102.00</b>	<b>857,483.00</b>	<b>27.75%</b>	<b>2,232,820.00</b>

**Expenses**

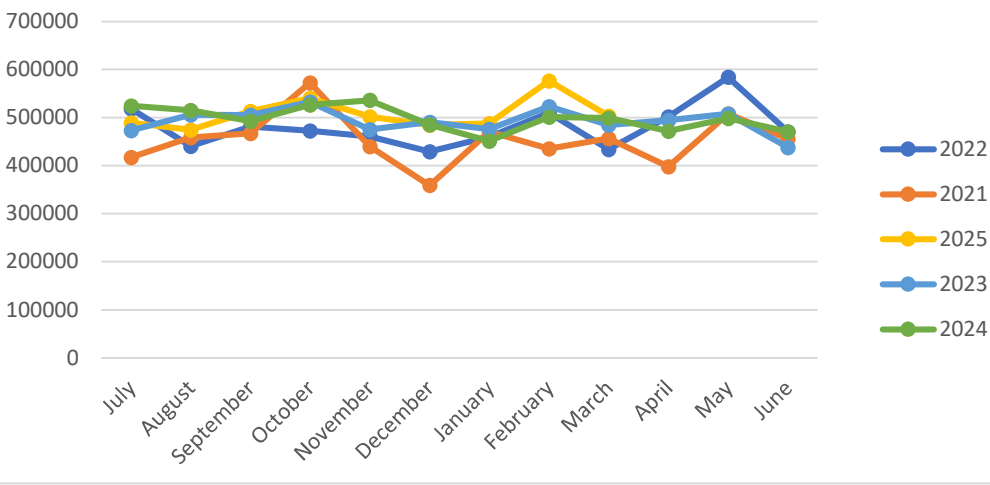
	<b>2024-2025 Annual Budget</b>	<b>March Expenses</b>	<b>Year to Date Expenses</b>	<b>Year to Date Percentage of Budget</b>	<b>Budget Remaining</b>
Capital Projects					
RIPPER PARK POOL	101,500.00	47,451.00	47,451.00	46.75%	54,049.00
CDBG GRANT MATCH	400,000.00	14,395.00	21,658.00	5.41%	378,342.00
31ST STREET LIFT STATION	79,061.00	0.00	11,680.00	0.00%	67,381.00
FIRE TRUCK LEASE PAYMENT	85,000.00	0.00	84,084.00	98.92%	916.00
CRRSAA ROCKWELL PROJECT	623,161.00	0.00	1,432.00	0.23%	621,729.00
CITY HALL HVAC REPLACEMENT	25,000.00	0.00	33,338.00	133.35%	-8,338.00
RON CLARK DOG PARK	40,000.00	0.00	32,290.00	80.73%	7,710.00
RIPPER PARK IMPROVEMENTS	89,182.00	0.00	89,182.00	100.00%	0.00
PD FLOCK CAMERAS	30,000.00	0.00	22,050.00	73.50%	7,950.00
SEWER POP-OFF VALVE PROG.	50,000.00	0.00	0.00	0.00%	50,000.00
STREETS DUMP TRUCK	155,000.00	0.00	0.00	0.00%	155,000.00
STREETS SALT/SAND SPREADER	50,000.00	0.00	0.00	0.00%	50,000.00
FLEET PICKUP	35,000.00	0.00	0.00	0.00%	35,000.00
TAP SIDEWALK PROJECT	1,500,000.00	0.00	0.00	0.00%	1,500,000.00
PW ZTR MOWER	19,000.00	0.00	18,195.00	95.76%	805.00
PD HVAC	20,000.00	0.00	0.00	0.00%	20,000.00
STREETS SNOW PLOW	18,000.00	0.00	0.00	0.00%	18,000.00
TRAFFIC SIGNAGE	10,000.00	0.00	0.00	0.00%	10,000.00
STREETS OVERHEAD DOOR	6,000.00	0.00	0.00	0.00%	6,000.00
PARKS OVERHEAD DOOR	18,000.00	8,400.00	8,400.00	46.67%	9,600.00
<b>Total Capital Projects</b>	<b>3,353,904.00</b>	<b>70,246.00</b>	<b>369,760.00</b>	<b>11.02%</b>	<b>2,984,144.00</b>

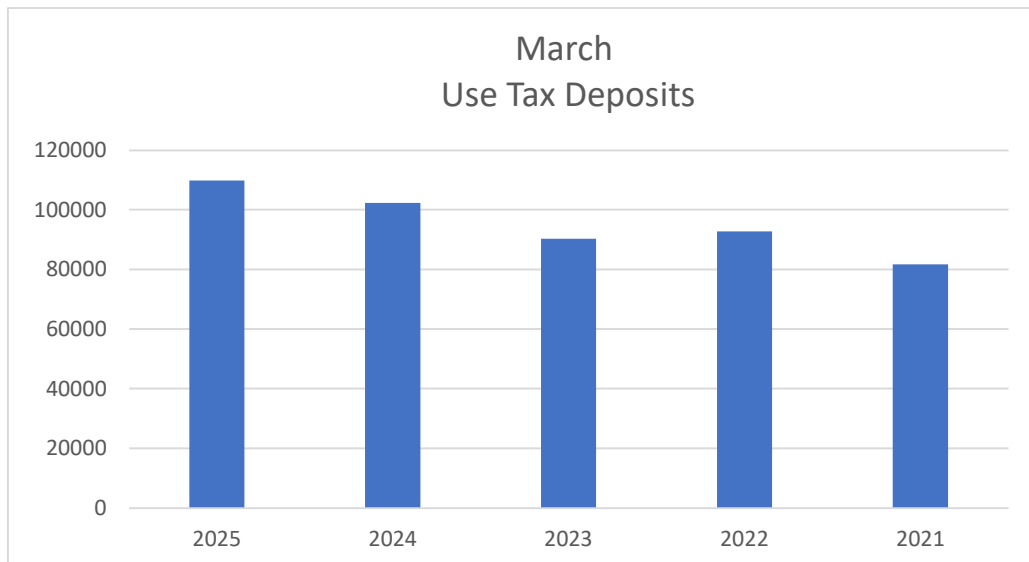
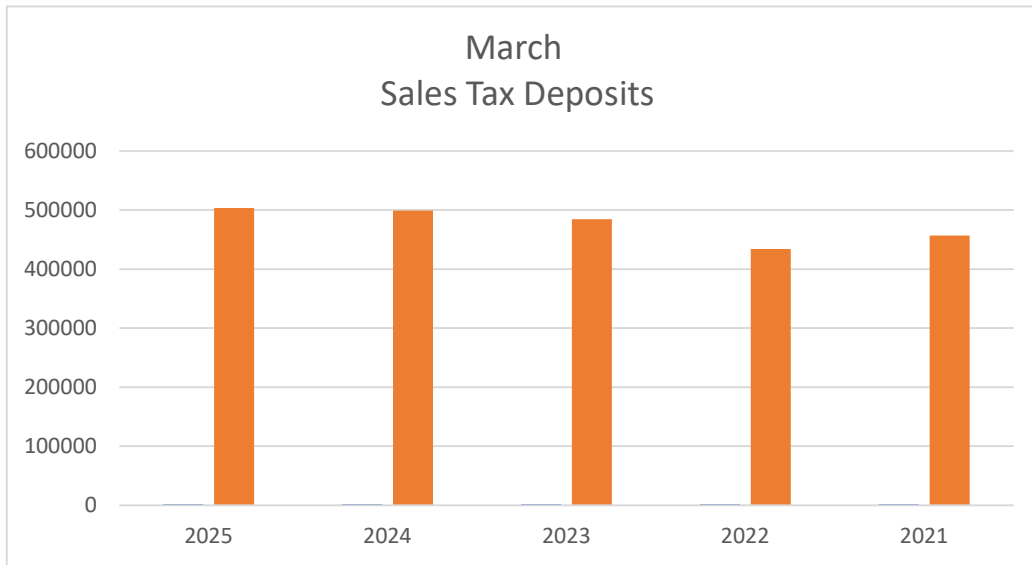
<b>Revenues Over (under) Expenses</b>	<b>-263,601.00</b>	<b>17,856.00</b>	<b>487,723.00</b>	<b>-185.02%</b>	<b>-751,324.00</b>
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### Public Works Authority Monthly Income



### Monthly Sales Tax Income





**Bethany/Warr Acres Public Works Authority  
Financial Statement Summary  
Year-To-Date for the Period Ending March 31st, 2025**

	BUDGET	ACTUAL	75.00% OF BUDGET
<b>BEGINNING FUND BALANCE</b>	<b>\$673,521</b>	<b>\$673,521</b>	
REVENUES	\$4,873,951	\$3,624,449	74.36%
EXPENDITURES	-\$3,429,025	-\$2,608,588	76.07%
<b>REVENUES OVER (UNDER) EXPENDITURES</b>	<b>\$2,118,447</b>	<b>\$1,689,382</b>	
TRANSFERS IN	\$0	\$0	
TRANSFERS OUT	\$0	\$0	
<b>NET OTHER</b>	<b>\$0</b>	<b>\$0</b>	
<b>INCREASE (DECREASE) TO BEGINNING FUND BALANCE</b>	<b>\$1,444,926</b>	<b>\$1,015,861</b>	
<b>ENDING FUND BALANCE (BEFORE BUDGETED RESERVE)</b>	<b>\$2,118,447</b>	<b>\$1,689,382</b>	
BUDGETED RESERVE	\$0	\$0	
<b>ENDING FUND BALANCE</b>	<b>\$2,118,447</b>	<b>\$1,689,382</b>	
<b>ENDING BALANCE AS A PERCENTAGE OF ANNUAL REVENUES</b>	<b>43.46%</b>	<b>34.66%</b>	

Amount of budgetary fund balance carried over from the end of the prior year.

This % is a basic measure of where the fund should be year-to-date compared to budget.

Indicates the current budget, as adopted, plans on collecting this amount of revenues in excess of planned expenditures, thereby increasing the fund balance to an acceptable percentage by the end of the fiscal year.

This represents the amount by which fund revenues are more than expenditures prior to net transfers (subsidies) from other funds.

This indicates the fund has received revenues that are more or less than year-to-date expenditures by this amount. It is the year-to-date fund balance.

This amount is considered the fund's percentage of unappropriated (budget) and unexpended (actual) fund balance reserves.

This amount reflects the uncommitted fund balance at the end of the month. This amount should never go below \$0 per State law.

NOTICE: On Thursday, March 27, 2025, at or before 4:59 p.m., agenda was posted at the front doors of City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: cityofbethany.org. The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk 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 signing is not the necessary accommodation.

**BETHANY PUBLIC WORKS AUTHORITY MEETING**

**BETHANY CITY HALL**

**TUESDAY, APRIL 1, 2025**

**6:30 P.M.**

MEMBERS PRESENT:	Amanda Sandoval	Chairman
	Peter Plank	Vice-Chairman
	Burt Falkner	Trustee
	Ken Smart	Trustee
	Brian Magirowsky	Trustee
	Chris Powell	Trustee
	Chandra Ford	Trustee
	Kathy Larsen	Trustee
	Dale German	Trustee
MEMBERS ABSENT:	None	
OTHERS PRESENT:	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Joe Davis	TEIM Design
	Chad Meek	Deputy Police Chief
	(See Roster)	

Chairman Sandoval called the Bethany Public Works Authority meeting to order at 8:04 P.M.

**ITEM NO. 1** on the agenda was **CONSENT DOCKET:**

- A. APPROVAL OF MINUTES FROM THE MARCH 18, 2025, REGULAR MEETING.**
- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS.**

A motion was made by Trustee Magirowsky, seconded by Trustee Smart to approve the Consent Docket as presented. Yes votes: Sandoval, Falkner, Ford, Magirowsky, Powell, Larsen, Plank, German, Smart. No votes: None. Motion approved.

**ITEM NO. 2** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS “MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA”)**.

None

**ITEM NO. 3** on the agenda was **ADJOURN UNTIL APRIL 15, 2025.**

Chairman Sandoval adjourned the Bethany Public Works Authority meeting at 8:05 P.M. until April 15, 2025.

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CHAIRMAN

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SECRETARY

## BETHANY PUBLIC WORKS AUTHORITY

**From:** Michael Vaughn, Finance Director  
**Date:** April 10, 2025  
**Subject:** Claims list for the 04/15/2025 Bethany Public Works Authority Meeting

### BETHANY PUBLIC WORKS AUTHORITY

FUND	AMOUNT
Bethany Public Works Authority	\$ 512,748.31
<b>TOTAL</b>	<b>\$ 512,748.31</b>

### ENTERPRISE-WIDE SUMMARY OF ALL CLAIMS:

FUND	AMOUNT
General Operations Fund	
Bethany Public Works Authority	\$ 262,874.30
Bethany Hospital Trust	\$ 512,748.31
Bethany Development Authority	\$ -
<b>TOTAL</b>	<b>\$ -</b>
	\$ 775,622.61

### RECOMMENDATION

1. Approve claims as presented.



P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: N/A		NON-DEPARTMENTAL				
25-53040	10-3436	BANCFIRST	2013 REV NOTE	4/2025	MAY 2025	82,500.00
DEPARTMENT TOTAL:						82,500.00
DEPARTMENT: 02.0		FINANCE				
25-51290	10-005702	TPS TECHNICAL PROGRAMMING	WATER BILL PRINTING SVC	4/2025	120516	2,762.00
25-53218	10-005912	SMARTPHONE METER READING,	LSMART METERS	4/2025	SPMR4210	25,088.81
25-51172	10-1715	TYLER TECHNOLOGIES	NOTIFICATION CALLS	4/2025	025-503957	336.30
25-51173	10-1715	TYLER TECHNOLOGIES	ONLINE PAYMENTS	4/2025	025-503405	11,120.00
DEPARTMENT TOTAL:						39,307.11
DEPARTMENT: 08.1		PUBLIC WORKS - ADMIN				
25-53256	10-005321	AMAZON CAPITAL SERVICES,	INMEMORY CARD, PAPER,ETC	4/2025	5882624	9.95
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	567.11
25-52947	10-3042	ACCURATE ENVIRONMENTAL	ODEQ REQUIRED TESTING	4/2025	HC20052	408.00
DEPARTMENT TOTAL:						985.06
DEPARTMENT: 08.3		PUBLIC WORKS - SANIT				
25-52943	10-004919	ARROW WRECKER SERVICE	TOW UNIT #89	4/2025	721913	450.00
25-53256	10-005321	AMAZON CAPITAL SERVICES,	INMEMORY CARD, PAPER,ETC	4/2025	5882624	58.95
25-53105	10-005350	FORCE PERSONNEL	TEMP HELP	4/2025	81936	2,531.68
25-53116	10-006081	CH&W COMMERCIAL TIRE, LLC	4 STEERS TIRES FOR SANITA	4/2025	3-66723	2,255.44
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	8,590.13
25-52740	10-0202	WASTE CONNECTIONS, INC	ROLL-OFFS/3RD QUARTER	4/2025	3499039v013	2,744.23
25-53266	10-0202	WASTE CONNECTIONS, INC	MARCH BULK PICKUP	4/2025	3499136v013	29,986.31
25-53220	10-0225	GENUINE PARTS	UNIT #92 FUEL FILTER	4/2025	084356	30.11
25-53079	10-1118	FLEETPRIDE	BRAKES FOR UNIT #92	4/2025	OC20113331	2,326.52
25-53124	10-1118	FLEETPRIDE	MARKER LIGHTS	4/2025	124483506	298.82
25-53179	10-3081	PREMIER TRUCK/ATC FREIGHT	LIAR CONTROLER UNIT #98	4/2025	120832666	249.99
25-52738	10-4012	WASTE CONNECTIONS,INC	RESIDENTIAL/COMMERCIAL	4/2025	32091E012	27,045.85
25-52741	10-4208	OKLAHOMA CITY TREASURY	HAZARDOUS/3RD QUARTER	4/2025	100325	948.50
DEPARTMENT TOTAL:						77,516.53

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT
DEPARTMENT: 08.4 PUBLIC WORKS - MAINT						
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	44.97
25-53203	10-1125	OKLA CORP COMM	UNLEAD & DIESEL	4/2025	OWNER ID 1192	50.00
DEPARTMENT TOTAL:						94.97
DEPARTMENT: 12.0 UTILITY - WATER PLANT						
25-53184	10-004725	RUCKER ELECTRIC INCORPORATED	DX&POSSIBLERREPAIRWELL#19	4/2025	014858	382.50
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	280.45
25-52990	10-006235	WATER TECH	4000GALS12.5%BLEACHFORWTP	4/2025	158403	10,732.58
25-53094	10-006235	WATER TECH	1 55GAL BARREL ACID	4/2025	158167	395.00
25-53120	10-006235	WATER TECH	9000#S OF ALUMINUM SULFAT	4/2025	158165	2,970.00
25-53121	10-006235	WATER TECH	3600#S OF 19%AMMONIA	4/2025	158166	3,384.00
25-53177	10-0669	HACH COMPANY	STANDARD & SAMPLE CELLS	4/2025	14437628	395.20
25-53178	10-0669	HACH COMPANY	CHLORINE 1000 PACKETS	4/2025	14433805	648.25
25-51334	10-1068	ONG	MONTHLY SERVICE	4/2025	20250318	296.10
25-53163	10-1622	WESTLAKE ACE HARDWARE	CLOREX.WINDEX,BOWLCLEANER	4/2025	3504734/3504732	46.47
25-53190	10-1622	WESTLAKE ACE HARDWARE	ADAPTER COUPLE,ELBOW	4/2025	3504736	18.96
25-53191	10-1622	WESTLAKE ACE HARDWARE	BUSHINGS,PVC ADAPTER	4/2025	3504740	41.73
25-53071	10-3487	AIRGAS USA, LLC	20 TONS OF CO2	4/2025	9159445991	7,225.13
25-53209	10-3919	MISSISSIPPI LIME	25 TONS OF LIME	4/2025	CD81772	9,871.31
DEPARTMENT TOTAL:						36,687.68
DEPARTMENT: 12.1 UTILITY - WATER LINE						
25-53168	10-005321	AMAZON CAPITAL SERVICES,	IN4TABLETSFORDIAMONDMAP	4/2025	1675437	1,338.34
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	841.35
25-53183	10-0225	GENUINE PARTS	LOCK CYLINDER	4/2025	083967	69.59
25-53185	10-0225	GENUINE PARTS	FILTERS,BRAKE BOOSTERS,&	4/2025	083966	322.45
25-53194	10-0225	GENUINE PARTS	AIR FILTER UNIT #41	4/2025	084005	51.56
25-53163	10-1622	WESTLAKE ACE HARDWARE	CLOREX.WINDEX,BOWLCLEANER	4/2025	3504734/3504732	29.99
25-53191	10-1622	WESTLAKE ACE HARDWARE	BUSHINGS,PVC ADAPTER	4/2025	3504741	26.98
25-53118	10-2557	CORE & MAIN LP	TWO METER LID & BOXES	4/2025	W652286	200.76
25-52926	10-3245	KRAPFF REYNOLDS CONST CO	39TH EXPWY INSERTA VALVES	4/2025	INVOICE 1	95,479.97
DEPARTMENT TOTAL:						98,360.99

P.O.#	VENDOR #	NAME	SUMMARY DESCRIPTION	DATE	INVOICE	AMOUNT	
DEPARTMENT: 12.2		UTILITY - SEWER					
25-53188	10-006186	EARNHEART CRESCENT, LLC	4200 DIESEL & 3800 UNLEAD	4/2025	91940	242.73	
25-53214	10-0696	HAYNES EQUIPMENT CO INC	BASE ELBOW 50TH MCMILLIAN	4/2025	INV8131192	2,144.68	
25-53163	10-1622	WESTLAKE ACE HARDWARE	CLOREX.WINDEX,BOWLCLEANER	4/2025	3504734/3504732	29.98	
25-51333	10-1785	BETHANY-WARR ACRES PWA	SEWER PROCESSING	4/2025	MARCH 2025*	169,994.61	
25-52875	10-2557	CORE & MAIN LP	VALVE LEVER	4/2025	W479732	338.55	
DEPARTMENT TOTAL:						172,750.55	
DEPARTMENT: 97.0		DEBT SERVICE					
25-53040	10-3436	BANCFIRST	2013 REV NOTE	4/2025	MAY 2025	4,545.42	
DEPARTMENT TOTAL:						4,545.42	
FUND TOTAL:						512,748.31	

NOTICE: On Thursday, March 27, 2025, at or before 4:59 p.m., agenda was posted at the front doors of City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: cityofbethany.org. The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk 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 signing is not the necessary accommodation.

**BETHANY HOSPITAL TRUST MEETING**

**BETHANY CITY HALL**

**TUESDAY, APRIL 1, 2025**

**6:30 P.M.**

MEMBERS PRESENT:	Amanda Sandoval	Chairman
	Peter Plank	Vice-Chairman
	Ken Smart	Trustee
	Burt Falkner	Trustee
	Dale German	Trustee
	Brian Magirowsky	Trustee
	Chris Powell	Trustee
	Chandra Ford	Trustee
	Kathy Larsen	Trustee
MEMBERS ABSENT:	None	
OTHERS PRESENT:	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Joe Davis	TEIM Design
	Chad Meek	Deputy Police Chief
	(See Roster)	

Chairman Sandoval called the Bethany Hospital Trust meeting to order at 8:05 P.M.

**ITEM NO. 1** on the agenda was **CONSENT DOCKET:**

- A. APPROVAL OF MINUTES FROM APRIL 1, 2025, REGULAR MEETING.**
- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS.**

A motion was made by Trustee German, seconded by Trustee Larsen to approve the Consent Docket as presented. Yes votes: Larsen,

Smart, German, Plank, Falkner, Magirowsky, Sandoval, Ford, Powell. No  
Votes: None. Motion passed.

**ITEM NO. 2** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS "MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA")**.

None

**ITEM NO. 3** on the agenda was **ADJOURN UNTIL APRIL 15, 2025**.

Chairman Sandoval adjourned the Bethany Hospital Trust meeting at 8:05 P.M. until April 15, 2025.

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CHAIRMAN

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SECRETARY

## BETHANY HOSPITAL TRUST

**From:** Michael Vaughn, Finance Director  
**Date:** April 10, 2025  
**Subject:** Claims list for the 04/15/2025 Bethany Hospital Trust Meeting

### BETHANY HOSPITAL TRUST

FUND	AMOUNT
Bethany Hospital Trust	\$ -
<b>TOTAL</b>	<b>\$ -</b>

### ENTERPRISE-WIDE SUMMARY OF ALL CLAIMS:

FUND	AMOUNT
General Operations Fund	\$ 262,874.30
Bethany Public Works Authority	\$ 512,748.31
Bethany Hospital Trust	\$ -
Bethany Development Authority	\$ -
<b>TOTAL</b>	<b>\$ 775,622.61</b>

### RECOMMENDATION

1. Approve claims as presented.



NOTICE: On Thursday March 27, 2025, at or before 4:59 p.m., agenda was posted at the front doors of City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: cityofbethany.org. The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk 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 signing is not the necessary accommodation.

**BETHANY DEVELOPMENT AUTHORITY**

**BETHANY CITY HALL**

**TUESDAY, APRIL 1 2025**

**6:30 P.M.**

Amanda Sandoval	Chairman
Peter Plank	Vice-Chairman
Burt Falkner	Trustee
Chris Powell	Trustee
Chandra Ford	Trustee
Kathy Larsen	Trustee
Ken Smart	Trustee
Dale German	Trustee
Brian Magirowsky	Trustee

MEMBERS ABSENT: None

OTHERS PRESENT:	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Joe Davis	TEIM Design
	Chad Meek	Deputy Police Chief
	(See Roster)	

Chairman Sandoval called the Bethany Development Authority meeting to order at 8:05 P.M.

**ITEM NO. 1** on the agenda was **CONSENT DOCKET:**

**A. APPROVAL OF MINUTES FROM THE MARCH 18, REGULAR MEETING.**

**B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS.**

Motion was made by Trustee Smart, seconded by Trustee Larsen to approve the Consent Docket. Yes votes: Larsen, Plank, Smart, Sandoval, Ford, Powell, Falkner, German. No votes: None. Motion passed.

**ITEM NO. 2** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS "MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA")**.

None

**ITEM NO. 3** on the agenda was **ADJOURN UNTIL APRIL 15 2025**.

Chairman Sandoval adjourned the Bethany Development Authority meeting at 8:06 P.M. until April 15, 2025.

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CHAIRMAN

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SECRETARY

## BETHANY DEVELOPMENT AUTHORITY

**From:** Michael Vaughn, Finance Director  
**Date:** April 10, 2025  
**Subject:** Claims list for the 04/15/2025 Bethany Development Authority Meeting

### BETHANY DEVELOPMENT AUTHORITY

FUND	AMOUNT
Bethany Development Authority	\$ -
<b>TOTAL</b>	<b>\$ -</b>

### ENTERPRISE-WIDE SUMMARY OF ALL CLAIMS:

FUND	AMOUNT
General Operations Fund	\$ 262,874.30
Bethany Public Works Authority	\$ 512,748.31
Bethany Hospital Trust	\$ -
Bethany Development Authority	\$ -
<b>TOTAL</b>	<b>\$ 775,622.61</b>

### RECOMMENDATION

1. Approve claims as presented.

