

AGENDA
SLAUGHTERVILLE BOARD OF TRUSTEES
REGULAR MEETING
April 15, 2025 – 7:00 PM
Slaughterville Town Hall – 10701 US Hwy 77

1. CALL TO ORDER
2. ROLL CALL, DECLARATION OF A QUORUM BEING PRESENT
3. PLEDGE OF ALLEGIANCE AND INVOCATION
4. ADMINISTER OATH OF OFFICE TO NEWLY ELECTED OFFICIALS
5. PROCLAMATIONS

- a) Proclamation recognizing National Telecommunicator's Week.
- b) Proclamation recognizing Eugene Dicksion.
- c) Proclamation recognizing Jerry Garrett.

6. CITIZEN COMMENTS

Anyone having an item of business to present to the Slaughterville Board of Trustees is requested to sign in prior to the meeting and will be called upon to speak by the mayor or presiding officer. Those addressing the Trustees are to come to the podium to speak. Presentations are limited to three (3) minutes. Due to Open Meeting Act regulations, Trustees are not able to participate in discussion during citizen comments. Remarks should be directed at the Board of Trustees as a whole. All citizen comments must directly pertain to an agenda item, if no such item appears on the agenda, it cannot be discussed.

7. CONSENT AGENDA

All items listed under the Consent Agenda are deemed to be non-controversial and routine in nature by the governing body. Items will be approved by one motion of the governing body. Items listed will not be discussed. Any member of the governing body desiring to discuss an item on the Consent Agenda may request it be removed from the Consent Agenda and placed in its proper order on the regular agenda for consideration.

- a) Approval of minutes from March 11, 2025 special meeting.
- b) Approval of the February and March 2025 financial reports.
- c) Approval of Budget Amendment to the FY 2024-2025 Budget to allocate \$22,000 for the purchase of real property, as previously approved by the Board of Trustees.
- d) Approval of the appointment of Christy Quickle as the OkMRF Authorized Agent for the town's retirement plan.

8. ITEMS REMOVED FROM CONSENT AGENDA

Any items pulled from the consent agenda will be discussed and consider action to amend, deny, or approve.

9. REPORTS

This section is intended for the listed organization(s), staff, and Town Administrator to report and make announcements concerning municipal or community matters.

- a) Report from the Cleveland County Sheriff's Office.
- b) Report from the Fire Department.
- c) Report from the Planning and Development Administrator.
- d) Report from the Code Enforcement Officer.
- e) Report from the Town Administrator.

10. PUBLIC HEARINGS

- a) Public Hearing for a proposed Use and Structure Permitted on Review to allow the use of a greenhouse/pool house on property at 11927 96th Street in Slaughterville, Oklahoma. AR-1 Agriculture/Residential District Low Density, Planning Area C, Section 15-7N-R1W, for Cole Morehead.
- b) Public Hearing for a proposed Use and Structure Permitted on Review to allow a guest house on property at 12700 Banner Road in Slaughterville, Oklahoma. AR-1 Agriculture/Residential District Low Density, Planning Area C, Section 12-7N-R1W, for Shelby Barnes.

11. DISCUSSION AND/OR ACTION ITEMS

- a) Discussion and/or action of Election of Mayor (11 O.S., Section 12-104: *The Board will elect from among its members a Mayor to serve as ceremonial head of the Town Government*).
- b) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for the Use and Structure Permitted on Review for Cole Morehead to allow the use of a greenhouse/pool house on property located at 11927 96th Street in Slaughterville, Oklahoma, Section 15-7N-R1W.
- c) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for the Use and Structure Permitted on Review for Shelby Barnes to allow a guest house on property located at 12700 Banner Road in Slaughterville, Oklahoma, Section 12-7N-R1W.
- d) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for a proposed Lot Split for property located at 11500 Duffy Road in Slaughterville, Oklahoma, Section 12-7N-R1W, Cleveland County, Oklahoma for Steve and Barbara Farinha.

- e) Discussion and/or action selecting a voting delegate and alternate(s) to serve as its representative to the Association of Central Oklahoma Governments Board of Directors (ACOG BOD); 9-1-1 Association Board of Directors (9-1-1 ACOG BOD); Association of Central Oklahoma Governments Metropolitan Planning Organization Policy Committee (ACOG MPOPC); and the Garber-Wellington Association Policy Committee (GWAPC).
- f) Discussion and/or action to approve the submission of an application for the FY 2025 Firefighting Equipment and Gear Grant through the Oklahoma Department of Agriculture, Food and Forestry for the purchase of a suction valve for Engine 2, and for the replacement of pagers and truck radios to meet ISO requirements.
- g) Discussion and/or action to amend, deny, or approve the Farm and Ranch Lease Agreement with Judy Bugher and Edna Manning d/b/a Hayhook Limousin for the town's 68.19-acre tract located at the northeast corner of 72nd Street and Slaughterville Road. *(Current lease expires June 30, 2025.)*
- h) Discussion and/or action to amend, deny, or approve the recommendation from the Local Planning Action Committee (LPAC) regarding the updates to the Capital Improvement Plan (CIP) Top 10 List for capital asset purchases.
- i) Discussion and/or action to amend the wording on the Vendor Permit Application and in the Zoning Ordinance under Miscellaneous Provisions, Section H.
- j) Discussion and/or action regarding the new municipal attorney – specifically related to application review, interviews, and hiring decisions to be made by the Board of Trustees.

12. REMARKS AND INQUIRIES BY TRUSTEES AND TOWN STAFF

13. ADJOURNMENT

This agenda was posted on April 11, 2025 at Slaughterville Town Hall and on the town website.

/s/ Christy Quickle

Christy Quickle, Town Clerk

If you require accommodations pursuant to the Americans with Disabilities Act or Section 504 of the Rehabilitation Act, please contact the Slaughterville Town Hall at 405-872-3000 at least twenty-four (24) hours prior to the scheduled starting time of the meeting.



Town of Slaughterville

10701 US Hwy 77, Lexington, OK 73051
(405) 872-3000 Fax: (405) 872-0330

NATIONAL TELECOMMUNICATOR WEEK PROCLAMATION

WHEREAS, in 1991 Congressional resolution named the second full week in April of every year, National Telecommunicator Week; and

WHEREAS, emergencies can occur at anytime or any place and require the assistance of police, fire or emergency medical services; and

WHEREAS, 9-1-1 is the Hotline for Help for people in emergency situations, and the 9-1-1 calltaker's voice is the first assurance that help is on the way; and

WHEREAS, 9-1-1 professionals regularly meet the challenges of extremely stressful situations with calmness and efficiency; and

WHEREAS, when an emergency occurs, the prompt response of police officers, firefighters and paramedics is critical to the protection of life and preservation of property; and

WHEREAS, the safety of these emergency responders is dependent upon the quality and accuracy of information obtained from citizens who telephone the 9-1-1 communications center; and

WHEREAS, Public Safety Dispatchers are the "heart of public safety," providing assistance before any other emergency services arrive on scene; and

WHEREAS, Public Safety Dispatchers are a vital link for our emergency responders by monitoring their activities by radio, providing them information and ensuring their safety; and

WHEREAS, Public Safety Dispatchers contribute substantially to the apprehension of criminals, suppression of fires and treatment of injuries and illnesses on a daily basis; and

WHEREAS, each dispatcher has exhibited compassion, understanding and professionalism during the performance of his or her daily job duties.

NOW, THEREFORE, BE IT RESOLVED that the Town of Slaughterville declares the week of April 13-19, 2025 to be National Telecommunicator Week in honor of the men and women whose diligence and professionalism keep our region's citizens and emergency responders safe.

PASSED, APPROVED AND ADOPTED this 15th day of April, 2025.

Mayor



TOWN OF SLAUGHTERVILLE

PROCLAMATION

WHEREAS, Eugene Dicksion has been a devoted resident and public servant of the Town of Slaughtererville; and

WHEREAS, he began his service as a Town Trustee on May 15, 2018, and faithfully served through April 14, 2025, and

WHEREAS, during his tenure, Eugene Dicksion diligently and effectively fulfilled his responsibilities, contributing thoughtful leadership and a presence at numerous meetings addressing important and often challenging matters affecting the town; and

WHEREAS, his service was marked by forward-thinking leadership and a commitment to community progress, including the hiring of a new Town Administrator, adoption of vital policies, resolutions, and ordinances, the development of a walking trail, and the expansion of Town Hall; and

WHEREAS, Eugene Dicksion exemplified the civic values of service, dedication, and community spirit, playing a key role in strengthening the foundation and future of Slaughtererville; and

WHEREAS, the Town recognizes and appreciates the volunteer service and lasting contributions he has made throughout his time in office.

NOW, THEREFORE, the Board of Trustees of the Town of Slaughtererville, hereby recognizes and honors

Eugene Dicksion

for his outstanding service, commitment, and impact on the community. We extend our sincere gratitude to and appreciation for his exemplary leadership as Town Trustee and for helping to shape the future of Slaughtererville.

PROCLAIMED this 15th day of April, 2025.

Mayor



TOWN OF SLAUGHTERVILLE

PROCLAMATION

HONORING JERRY GARRETT FOR 30 YEARS OF DEDICATED SERVICE TO THE TOWN OF SLAUGHTERVILLE

WHEREAS, Jerry Garrett has been a dedicated resident and public servant of the Town of Slaughtererville for many years; and

WHEREAS, he began his service to the Town as a Trustee on May 16, 1995, and faithfully served through April 14, 2025; and

WHEREAS, throughout his 30 years of service, Jerry Garrett consistently demonstrated integrity, dedication, and a strong commitment to the betterment of the community; and

WHEREAS, he actively participated in hundreds of board meetings, skillfully navigating complex and important issues, and played a vital role in shaping the policies, resolutions, and ordinances that have guided the Town's growth and development; and

WHEREAS, his leadership was instrumental in numerous community advancements, including the creation of a walking trail, the expansion of Town Hall, and the hiring of a new Town Administrator; and

WHEREAS, Jerry Garrett exemplified the highest standards of public service and civic responsibility, leaving a lasting impact on the community he so faithfully served.

NOW, THEREFORE, the Board of Trustees of the Town of Slaughtererville, hereby recognizes and honors

Jerry Garrett

for his remarkable 30 years of dedicated service, vision, and commitment to the Town of Slaughtererville. We extend our deepest gratitude and appreciation for his invaluable contributions and leadership as Town Trustee.

PROCLAIMED this 15th day of April, 2025.

Mayor

MINUTES
TOWN OF SLAUGHTERVILLE
BOARD OF TRUSTEES
Special Meeting
March 11, 2025

1. CALL TO ORDER

Mayor Taylor called the meeting of the Town of Slaughtererville Board of Trustees to order at 7:00 p.m. on March 11, 2025. The meeting was held at the Slaughtererville Town Hall at 10701 US Highway 77 and was conducted pursuant to the State Open Meeting Law with due and proper notice provided. Notice of the meeting was given by posting an agenda on March 7, 2025.

2. ROLL CALL, DECLARATION OF A QUORUM BEING PRESENT

LEAH GRADY	PRESENT
EUGENE DICKSION	PRESENT
JERRY GARRETT	PRESENT
TROY TAYLOR	PRESENT
VACANT	

A quorum was established. Also present were Town Administrator Ashley Furry and Town Clerk Christy Quickle. Staff present: Kim Reynolds, Josh Reagan, and Carol Lance.

3. PLEDGE OF ALLEGIANCE AND INVOCATION

The mayor led the Pledge of Allegiance. Trustee Dicksion gave the invocation

4. CITIZEN COMMENTS

Anyone who has an item of business to present to the Slaughtererville Board of Trustees is requested to sign in prior to the meeting and will be called upon to speak by the mayor or presiding officer. Those addressing the Trustees are to come to the podium to speak. Presentations are limited to three (3) minutes. Due to Open Meeting Act regulations, Trustees are not able to participate in discussion during citizen comments. Remarks should be directed at the Board of Trustees as a whole. All citizen comments must directly pertain to an agenda item, if no such item appears on the agenda, it cannot be discussed.

Public comments were given.

5. CONSENT AGENDA

All items listed under the Consent Agenda are deemed to be non-controversial and routine in nature by the governing body. Items will be approved by one motion of the governing body. Items listed will not be discussed. Any member of the governing body desiring to discuss an item on the Consent Agenda may request it be removed from the Consent Agenda and placed in its proper order on the regular agenda for consideration.

a) Approval of minutes from February 27, 2025 special meeting.

A motion was made by Troy Taylor and seconded by Jerry Garrett to approve the consent agenda.

YEA: GRADY, DICKSION, GARRETT, TAYLOR
NAY: NONE

6. ITEMS REMOVED FROM CONSENT AGENDA

Any items pulled from the consent agenda will be discussed and consider action to amend, deny, or approve.

There were no items removed from the Consent Agenda for separate consideration.

7. REPORTS

This section is intended for the listed organization(s), staff, and Town Administrator to report and make announcements concerning municipal or community matters.

a) Report from the Cleveland County Sheriff's Office.

No report was given.

b) Report from the Fire Department.

Assistant Fire Chief Blair reported on the fire department activity.

c) Report from the Planning and Development Administrator.

Ms. Reynolds reported on permits for the month of February.

d) Report from the Code Enforcement Officer.

Mr. Reagan reported on code violations for the month of February.

e) Report from the Town Administrator.

Mrs. Furry reported that two of the three Spring workshops were held, and the last workshop will be held on Saturday. An RFP for a Town Attorney has been completed, and it published on March 8th and will publish again on March 15th, reminder of the upcoming election on April 1st, and work has begun on the budget and grants.

8. DISCUSSION AND/OR ACTION ITEMS

a) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for a proposed Lot Split for property located at 10351 Duffy Road in Slaughterville, Oklahoma, Section Twenty-two (22), Township Seven (7) North, Range One (1) West, Cleveland County, Oklahoma for MacM Ranch on Duffy, LLC, approximately 51 acres.

Ms. Reynolds explained the applicant's request is to split off approximately seventeen (17) acres from approximately fifty-one (51) acres.

A motion was made by Troy Taylor and seconded by Eugene Dickson to approve the Planning and Zoning Commission's recommendation for the lot split at 10351 Duffy Road.

YEA: GRADY, DICKSION, GARRETT, TAYLOR

NAY: NONE

- b) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for a proposed Lot Split for property located at 9850 Banner Road in Slaughterville, Oklahoma, Section Ten (10), Township Seven (7) North, Range One (1) West, Cleveland County, Oklahoma for Chris Edwards, approximately 89 acres.**

Mr. T.J. Blair was present and spoke on behalf of the applicant. He explained that the request is to split off fifteen (15) acres from approximately eighty-nine (89) acres.

Mr. Blair requested the process be reviewed to possibly allow the staff to review instead of the Board to be more efficient.

A motion was made by Eugene Dicksion and seconded by Troy Taylor to accept the Planning and Zoning Commission's recommendation of approval for a lot split at 9850 Banner Road.

YEA: GRADY, DICKSION, GARRETT, TAYLOR

NAY: NONE

- c) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for a proposed Lot Split for property located at 12800 Slaughterville Road in Slaughterville, Oklahoma, Section Thirteen (13), Township Seven (7) North, Range One (1) West, Cleveland County, Oklahoma for Ramzy Telley, approximately 40 acres.**

Ms. Reynolds explained the request of the applicant is to split two separate parcels of property owned by the applicant. The request is to split each parcel of forty (40) acres into twenty (20) acre parcels.

The board had concerns about access to the two back twenty (20) acre parcels. It was explained that the buyer for those parcels owns the adjacent property and will have access through his property.

A motion was made by Troy Taylor and seconded by Jerry Garrett to approve agenda items 8c and 8d.

YEA: GRADY, DICKSION, GARRETT, TAYLOR

NAY: NONE

- d) Discussion and/or action to amend, approve, or deny the Planning and Zoning Commission's recommendation of approval for a proposed Lot Split for property located approximately 0.77 miles east of 120th Street on Slaughterville Road on the south side of Slaughterville Road in Slaughterville, Oklahoma, Section Thirteen (13), Township Seven (7) North, Range One (1) West, Cleveland County, Oklahoma for Ramzy Telley, approximately 40 acres.**

The board included action for this item under agenda item 8c.

9. EXECUTIVE SESSION

- a) Discussion and/or action to enter executive session pursuant to 25 O.S. §307(B)(3) to discuss the purchase or appraisal of real property.**

A motion was made by Troy Taylor and seconded by Eugene Dickson to enter into executive session at 7:17 p.m.

YEA: GRADY, DICKSON, GARRETT, TAYLOR
NAY: NONE

10. RETURN TO OPEN MEETING

The mayor reconvened the open meeting from executive session at 7:24 p.m.

11. THE BOARD OF TRUSTEES MAY CONSIDER AND TAKE ANY ACTION DEEMED APPROPRIATE AS A RESULT OF THE EXECUTIVE SECTION.

- a) Discussion and/or action following executive session regarding the purchase or appraisal of real property in accordance with 25 O.S. §307(B)(3).**

A motion was made by Troy Taylor and seconded by Eugene Dickson to move forward with the proposed offer.

YEA: GRADY, DICKSON, GARRETT, TAYLOR
NAY: NONE

12. REMARKS AND INQUIRIES BY TRUSTEES AND TOWN STAFF

Mayor Taylor encouraged everyone to vote in the upcoming election.

13. ADJOURNMENT

Mayor Taylor called for adjournment at 7:25 p.m.

Approved on the 15th day of April 2025.

Attest:

Troy Taylor, Mayor

Christy Quickle, Town Clerk



Town of Slaughterville

Check Detail

February 2025

	Date	Num	Name	Amount
Absolute Data Shredding	02/03/2025	9998381	Absolute Data Shredding	-36.75
America's Kwik Stop	02/11/2025	9998389	America's Kwik Stop	-9.17
AT&T	02/03/2025	9998382	AT&T	-59.48
AT&T Mobility	02/20/2025	9998393	AT&T Mobility	-46.81
Cleveland County Election Board	02/26/2025	9998399	Cleveland County Election Board Election charge	-1,942.31
Creations Landscape	02/11/2025	9998388	Creations Landscape Park/town hall grounds	-1,075.00
General Code	02/11/2025	9998386	General Code Updated codification	-995.00
ImageNet Consulting	02/20/2025	9998394	ImageNet Consulting	-55.49
Isabel Vargas	02/24/2025	9998396	Isabel Vargas	-225.00
JP Morgan Chase Bank	02/27/2025		ACH JP Morgan Chase Bank P Card Charges	-3,059.29
Lytle Soule & Felty	02/11/2025	9998387	Lytle Soule & Felty	-195.00
Noble Hardware	02/04/2025	9998384	Noble Hardware	-162.72
Norman Transcript	02/04/2025	9998385	Norman Transcript	-56.85
Official Christinia Edwards	02/20/2025	9998392	Official Christinia Edwards	-50.00
Official Eugene Dicksion	02/27/2025	9998407	Official Eugene Dicksion	-20.00
Official Jerry Garrett	02/27/2025	9998409	Official Jerry Garrett	-20.00
Official Leah Grady	02/27/2025	9998410	Official Leah Grady	-20.00
Official Troy Taylor	02/27/2025	9998408	Official Troy Taylor	-20.00
Oklahoma Municipal Assurance Group	02/11/2025	9998390	Oklahoma Municipal Assurance Group	-350.00
Oklahoma Municipal Retirement Fund	02/11/2025	9998391	Oklahoma Municipal Retirement Fund	-998.22
" " "	02/24/2025	9998397	Oklahoma Municipal Retirement Fund	-997.02
OPEH&W Plan	02/01/2025	9998380	OPEH&W Plan Health Insurance	-3,167.96
Redline Fire Equipment & Supply, LLC	02/27/2025	9998400	Redline Fire Equipment & Supply - Light Bar and Hydrant valves (OEC grant funded)	-4,196.85
T-Mobile	02/03/2025	9998383	T-Mobile	-62.30
Willis Propane, LLC	02/20/2025	9998395	Willis Propane, LLC	-373.55



Town of Slaughterville

Budget vs. Actuals FY24-25 - P&L

July 2024 - February 2025

	ACTUAL	TOTAL		% OF BUDGET
		BUDGET	OVER BUDGET	
Income				
4000.11 INCOME-GG	462,396.84	1,313,061.00	-850,664.16	35.22 %
4000.16 INCOME - FD	210,782.37	275,574.64	-64,792.27	76.49 %
4000.18 INCOME - P & D	10,990.00	20,000.00	-9,010.00	54.95 %
4000.21 INCOME - SA	47,323.68	53,700.00	-6,376.32	88.13 %
Total Income	\$731,492.89	\$1,662,335.64	\$ -930,842.75	44.00 %
GROSS PROFIT	\$731,492.89	\$1,662,335.64	\$ -930,842.75	44.00 %
Expenses				
5000.11 GENERAL GOVERNMENT EXPENSES	253,698.56	367,202.00	-113,503.44	69.09 %
5000.14 PARK & RECREATION EXPENSES	61,493.04	669,361.00	-607,867.96	9.19 %
5000.16 FIRE DEPARTMENT EXPENSES	272,277.62	407,992.64	-135,715.02	66.74 %
5000.17 EMERGENCY MANAGEMENT EXPENSES	9,489.98	36,891.00	-27,401.02	25.72 %
5000.18 PLANNING & DEVELOPMENT EXPENSES	63,769.74	105,567.00	-41,797.26	60.41 %
5000.21 STREET AND ALLEY EXPENSES		1,895.00	-1,895.00	
Total Expenses	\$660,728.94	\$1,588,908.64	\$ -928,179.70	41.58 %
NET OPERATING INCOME	\$70,763.95	\$73,427.00	\$ -2,663.05	96.37 %
NET INCOME	\$70,763.95	\$73,427.00	\$ -2,663.05	96.37 %



Town of Slaughterville

Check Detail

March 2025

	Date	Num	Name	Amount
Absolute Data Shredding	03/04/2025	9998412	Absolute Data Shredding	-36.75
AT&T	03/04/2025	9998416	AT&T	-59.39
AT&T Mobility	03/11/2025	9998426	AT&T Mobility	-46.81
Don's Mobil Lock Shop	03/04/2025	9998417	Don's Mobil Lock Shop	-150.00
GFL Environmental	03/21/2025	9998429	GFL Environmental	-124.20
Hop N Shop #26	03/04/2025	9998413	Hop N Shop #26	-125.00
ImageNet Consulting	03/10/2025	9998419	ImageNet Consulting	-43.74
Isabel Vargas	03/21/2025	9998430	Isabel Vargas	-225.00
JP Morgan Chase Bank	03/27/2025		ACH JP Morgan Chase Bank misc. P-Card charges	-3,110.94
Lytle Soule & Felty	03/11/2025	9998420	Lytle Soule & Felty	-348.82
Neighbors Grocery	03/04/2025	9998414	Neighbors Grocery	-181.39
	03/18/2025	9998428	Neighbors Grocery	-676.90
Norman Transcript	03/27/2025	9998432	Norman Transcript	-60.61
Official Christinia Edwards	03/11/2025	9998421	Official Christinia Edwards	-50.00
Official Eugene Dicksion	03/11/2025	9998422	Official Eugene Dicksion	-20.00
Official Jerry Garrett	03/11/2025	9998424	Official Jerry Garrett	-20.00
Official Leah Grady	03/11/2025	9998425	Official Leah Grady	-20.00
Official Troy Taylor	03/11/2025	9998423	Official Troy Taylor	-20.00
OK Firefighters Pension System	03/10/2025	9998418	Oklahoma Firefighters Pension System	-600.00
OK Municipal Retirement Fund	03/11/2025	9998427	Oklahoma Municipal Retirement Fund retirement	-1,011.74
	03/27/2025	9998433	Oklahoma Municipal Retirement Fund retirement	-1,008.32
OPEH&W Plan	03/01/2025	9998398	OPEH&W Plan health insurance	-3,167.96
Purcell Register	03/04/2025	9998411	Purcell Register	-85.00
Redline Fire Equipment & Supply	03/27/2025	9998431	Redline Fire Equipment & Supply Tanker 4 pump panel	-6,982.50
T-Mobile	03/04/2025	9998415	T-Mobile	-62.30
Town of Slaughterville	03/11/2025	599	Town of Slaughterville Street & Alley CD	-20,000.00
	03/27/2025	9998434	Town of Slaughterville General Gov. CD	-115,000.00



Town of Slaughterville

Budget vs Actuals FY24-25 P&L

July 2024 - March 2025

	ACTUAL	TOTAL		% OF BUDGET
		BUDGET	OVER BUDGET	
Income				
4000.11 INCOME-GG	509,306.99	1,313,061.00	-803,754.01	38.79 %
4000.16 INCOME - FD	210,782.37	275,707.97	-64,925.60	76.45 %
4000.18 INCOME - P & D	11,690.00	20,000.00	-8,310.00	58.45 %
4000.21 INCOME - SA	52,050.39	53,700.00	-1,649.61	96.93 %
Total Income	\$783,829.75	\$1,662,468.97	\$ -878,639.22	47.15 %
GROSS PROFIT	\$783,829.75	\$1,662,468.97	\$ -878,639.22	47.15 %
Expenses				
5000.11 GENERAL GOVERNMENT EXPENSES	287,634.41	367,202.00	-79,567.59	78.33 %
5000.14 PARK & RECREATION EXPENSES	64,743.08	669,361.00	-604,617.92	9.67 %
5000.16 FIRE DEPARTMENT EXPENSES	282,075.03	410,825.97	-128,750.94	68.66 %
5000.17 EMERGENCY MANAGEMENT EXPENSES	9,489.98	36,891.00	-27,401.02	25.72 %
5000.18 PLANNING & DEVELOPMENT EXPENSES	76,190.08	105,567.00	-29,376.92	72.17 %
5000.21 STREET AND ALLEY EXPENSES		1,895.00	-1,895.00	
Total Expenses	\$720,132.58	\$1,591,741.97	\$ -871,609.39	45.24 %
NET OPERATING INCOME	\$63,697.17	\$70,727.00	\$ -7,029.83	90.06 %
Other Expenses				
Reconciliation Discrepancies-1	-79.30		-79.30	
Total Other Expenses	\$ -79.30	\$0.00	\$ -79.30	0.00%
NET OTHER INCOME	\$79.30	\$0.00	\$79.30	0.00%
NET INCOME	\$63,776.47	\$70,727.00	\$ -6,950.53	90.17 %



Town of Slaughterville

10701 US 77, Lexington, OK 73051
(405) 872-3000 Fax: (405) 872-0330

BUDGET AMENDMENT FOR 2024-2025 Fiscal Year Budget GENERAL FUND

WHEREAS, the Town of Slaughterville has available unappropriated reserve funds in excess of \$706,311.00.

NOW THEREFORE BE IT RESOLVED by the Board of Trustees of the Town of Slaughterville, Oklahoma, that the following supplemental appropriation be made:

Appropriations

<u>Account Number</u>	<u>Account Name</u>	<u>Description</u>	<u>Increase (Decrease)</u>
5501.11	GG – Capital Outlay	Real Property	\$22,000.00
Total:			22,000.00

EXPLANATION:

Allocate funds from General Fund reserves for the purchase of real property, as previously approved by the Board of Trustees.

PASSED AND APPROVED by the Board of Trustees of the Town of Slaughterville, Oklahoma this 15th day of April 2025.

ATTEST:

Mayor

Town Clerk
(SEAL)



Town of Slaughterville

10701 US Hwy 77, Lexington, OK 73051
(405) 872-3000 Fax: (405) 872-0330

Date: April 11, 2025

To: Mayor and Trustees

From: Ashley Furry, Town Administrator

Subject: Appointment of Authorized Agent for OkMRF Plan

MEMORANDUM

Please appoint Christy Quickle as the OkMRF Authorized Agent for the following plan:

Slaughterville DC Plan

This appointment will allow Ms. Quickle the ability to sign and process all matters pertaining to the general employee retirement.



Oklahoma Municipal Retirement Fund
AUTHORIZED AGENT NOTIFICATION FORM

AUTHORIZED AGENT DESIGNATION PROCESS

An Authorized Agent shall be designated in writing by the Plan's Retirement Committee (governing body) and shall act as the agent of the Employer in matters pertaining to the Plan and the Fund to centralize in one person the local administration and coordination of Plan activities including contribution and payroll information, forms and applications for Plan participants and to assist Participants, the Employer and Committee regarding Plan matters. Please refer to the Authorized Agent Role and Responsibilities section of this form or the plan document for specific duties.

If you, as Authorized Agent, want to designate another Authorized Signer (please complete a Notice of Authorized Signer).

AUTHORIZED AGENT INFORMATION (Please print clearly using black or blue ink)

NAME OF MUNICIPALITY OR ENTITY: _____

FEDERAL TAX ID NUMBER: _____

APPROVED AUTHORIZED AGENT: _____

TITLE: _____

AUTHORIZED AGENT SIGNATURE: _____

EFFECTIVE DATE: _____

MAILING ADDRESS: _____

PHONE NUMBER: _____ FAX NUMBER: _____

EMAIL ADDRESS: _____

AUTHORIZATION

The undersigned hereby certifies that the foregoing information was introduced before the _____
(governing body) of _____ Oklahoma and was duly approved on the ____ day of _____, 20 ____

City of _____

By: _____

Title: _____
(Mayor or Chairman)

Date

Seal

City Clerk

PLEASE CONTINUE TO PAGE 2 FOR AUTHORIZED AGENT'S ROLE AND RESPONSIBILITIES DEFINITION

AUTHORIZED AGENT ROLE AND RESPONSIBILITIES

EXCERPT FROM SECTION 9.1 (b) OF THE MASTER DEFINED BENEFIT PLAN

Authorized Agent: An Authorized Agent shall be designated in writing by the Committee and shall act as the agent of the Employer (but not the agent of the Trustees or the Trust Service Provider of the Oklahoma Municipal Retirement Fund the "Fund") in matters pertaining to the Plan and the Fund, to centralize in one person the local administration and coordination thereof, and to file payroll and contribution information, to file claims, forms and applications for Participants, and to advise Participants, the Employer and the Committee. The Authorized Agent, under the control and direction of the Committee, shall have such general duties as the Employer and the Committee may deem necessary and proper for such purposes, which duties shall include but not be limited to, the following:

- (1) to coordinate the deduction of Participant contributions and to see that Employer and Participant contributions are properly received and forwarded promptly to the Fund for management and investment;
- (2) to forward any communications directed to Participants and Beneficiaries by the Trustees, the Trust Service Provider or the Fund;
- (3) to lend assistance to Participants and Beneficiaries in filing applications for benefits, and in communicating with the Employer, the Committee and the Trustees or the Trust Service Provider of the Fund and to forward such communications to the addressees;
- (4) to keep the Employer and Committee informed regarding Employer contribution rates and funds required to meet the costs of the Plan;
- (5) to assist the Committee in determining whether Employees are eligible for participation in the Plan;
- (6) to certify at the direction of the Committee that an Employee is on an Authorized Leave of Absence, paid or unpaid; and
- (7) to file at the direction of the Committee a petition or nomination and cast a ballot for election of Trustees of the Fund.

EXCERPT FROM SECTION 10.1 (b) OF THE MASTER DEFINED CONTRIBUTION PLAN

Authorized Agent: An Authorized Agent shall be designated in writing by the Committee and shall act as the agent of the Employer (but not the agent of the Trustees or the Trust Service Provider of the Oklahoma Municipal Retirement Fund the "Fund") in matters pertaining to the Plan and the Fund, to centralize in one person the local administration and coordination thereof, and to file payroll and contribution information, to file claims, forms and applications for Participants, and to advise Participants, the Employer and the Committee. The Authorized Agent, under the control and direction of the Committee, shall have such general duties as the Employer and the Committee may deem necessary and proper for such purposes, which duties shall include but not be limited to, the following:

- (1) to coordinate the deduction of Participant contributions and to see that Employer and Participant contributions are properly received and forwarded promptly to the Fund for management and investment;
- (2) to forward any communications directed to Participants and Beneficiaries by the Trustees, the Trust Service Provider or the Fund;
- (3) to lend assistance to Participants and Beneficiaries in filing applications for benefits, and in communicating with the Employer, the Committee and the Trustees or the Trust Service Provider of the Fund and to forward such communications to the addressees;
- (4) to assist the Committee in determining whether Employees are eligible for participation in the Plan;
- (5) to certify at the direction of the Committee that a Participant is on an authorized leave of absence, paid or unpaid; and
- (6) to file at the direction of the Committee a petition or nomination and cast a ballot for election of Trustees of the Fund.

Slaughterville Fire Department

Lexington, OK

This report was generated on 4/1/2025 5:26:20 PM



Count of Incidents by Incident Type for Incident Status for Date Range

Incident Status(s): All Incident Statuses | Sort By: IncidentType | Start Date: 03/01/2025 | End Date: 03/31/2025

INCIDENT TYPE	# INCIDENTS
111 - Building fire	2
141 - Forest, woods or wildland fire	1
143 - Grass fire	10
311 - Medical assist, assist EMS crew	7
322 - Motor vehicle accident with injuries	6
324 - Motor vehicle accident with no injuries.	2
444 - Power line down	1
510 - Person in distress, other	6
600 - Good intent call, other	1
611 - Dispatched & cancelled en route	5
631 - Authorized controlled burning	5
651 - Smoke scare, odor of smoke	5
743 - Smoke detector activation, no fire - unintentional	1
Total Incidents	52

This report displays Incidents by Incident type for the selected Incident Status (es) and chosen date range. Nemsis 2 & 3 Incidents Included.



emergencyreporting.com
Doc Id: 1673
Page # 1 of 1



Town of Slaughterville

10701 US Hwy 77, Lexington, OK 73051
(405) 872-3000 Fax: (405) 872-0330

NOTICE OF PUBLIC HEARING

Notice is hereby given that a Public Hearing will be held before the Slaughterville Planning and Zoning Commission at Slaughterville Town Hall located at 10701 US Hwy 77, Slaughterville, Oklahoma at 5:30 p.m. on April 8, 2025. At that time, the Planning and Zoning Commission will consider an application submitted by Cole Morehead for a proposed Use and Structure Permitted on Review to allow the use of a greenhouse/pool house on a tract of land in an AR-1 Agriculture/Residential District Low Density, Planning Area C. The property is located at 11927 96th Street in Slaughterville, Oklahoma.

Legal Description: A tract of land lying in the Southwest Quarter (SW/4) of Section Fifteen (15), Township Seven (7) North, Range One (1) West of the Indian Meridian, Cleveland County, Oklahoma and further described as commencing at the southwest Corner of said SW/4; thence S 89°43'38" E along the South line of said SW/4 for a distance of 1384.15 feet; thence N 00°00'39" E and parallel to the West line of said SW/4 for a distance of 1012.56 feet to the Point of Beginning; thence N 89°43'38" W and parallel to the South line of said SW/4 for a distance of 660.00 feet; thence N 00°00'39" and parallel to the West line of said SW/4 for a distance of 660.00 feet; thence S 89°43'38" E and parallel to the South line of said SW/4 for a distance of 660.00 feet; thence S 00°00'39" W and parallel to the West line of said SW/4 for a distance of 660.00 feet to the Point of Beginning, containing 10.00 acres more or less.

The Slaughterville Planning and Zoning Commission will review the application and make a recommendation to the Town Board of Trustees. Town Board of Trustees will hold a public hearing at Slaughterville Town Hall, located at 10701 US Hwy 77, Slaughterville, Oklahoma, at 7:00 p.m. on April 15, 2025 to consider the requested Use and Structure Permitted on Review.

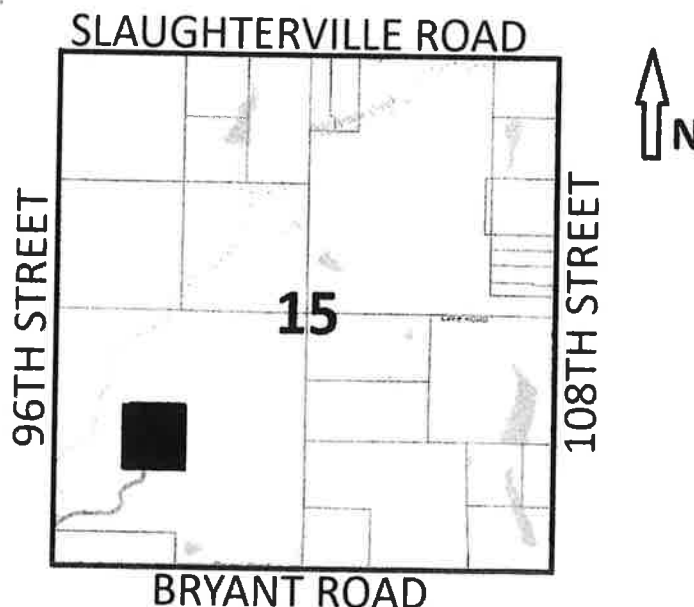
All persons interested are invited to attend the public hearings to express their opinions.

For additional information, please contact Town Hall at (405) 872-3000.

Christy Quickle, Town Clerk

March 17, 2025

Map of Affected Area:





11927 96TH ST

Market Value **\$932,695**

Account # 191246

Owner **MOREHEAD, COLE & MARIJO**



*Town of Slaughterville, OK
Monday, March 3, 2025*

Part 13. Zoning Regulations

Chapter 1. Zoning

ARTICLE I. Administrative and General Provisions

§ 13-113. Uses and Structures Permitted on Review.

[Ord. No. 55, 10-17-2000; amended 10-16-2001; amended 9-17-2002; amended 11-16-2004; amended 11-18-2008; amended 6-15-2010; amended 4-21-2015; amended 9-19-2017, Ord. No. 55 §12; amended 9-19-2023 by Ord. No. 55]

- A. Certain uses and structures listed in each zoning district under "uses and structures permitted on review" shall be considered by the planning and zoning commission under the following procedures:
1. An application for a "use permitted on review" shall be filed in the office of the town clerk.
 2. The fee for filing a "use permitted on review" application, as established by resolution, shall be paid.
 3. This application shall contain the location and proposed use of the site, the names of all property owners and the types of existing land uses within a 300-foot radius of the site, and any other pertinent material required by the planning and zoning commission on the application form.
 4. Before the application is presented to any boards for consideration, the property must comply with all town regulations. A hearing date will not be set until the property is compliant with all town regulations.
 5. The town clerk shall provide such publications as set forth in Title 11 O.S. §43-106, or amendments thereof, and notice to property owners as required by law, and cause the application to be placed on the agenda for the planning and zoning commission.
 6. The planning and zoning commission shall hold a public hearing thereon. Any public hearing may be continued as the planning and zoning commission shall determine.
 7. The planning and zoning commission shall, within a reasonable amount of time, complete its report as to the affect such proposed structure or use has upon the character of the neighborhood, traffic conditions, public utilities and other matters pertaining to the general welfare, as well as approve or deny or provide contingencies as they deem appropriate for approval of the application. If the contingencies are not met within any time frame set, then the approval shall be withdrawn after notice and hearing is provided to the applicant.
 8. The planning and zoning commission shall provide a recommendation to the board of trustees, who will make a final determination. The board of trustees' decision may be appealed by the applicant or citizens involved within 30 days to the district court.

9. No use permitted on review will be granted for any property that is non-compliant with all town regulations.
- B. Approval by the board of trustees or a ruling on appeal shall not constitute issuance of a zoning compliance permit; application for a zoning compliance permit shall be a separate process, as fully set forth in §13-111.
- C. Mixed zoning districts shall be handled on a case-by-case basis and only as a use permitted upon review as a PUD.

§ 13-120. Miscellaneous Provisions.

[Ord. No. 55, 10-17-2000; amended 10-16-2001; amended 9-17-2002; amended 11-16-2004; amended 11-18-2008; amended 6-15-2010; amended 4-21-2015; amended 9-19-2017; amended 11-20-2018; amended 12-20-2022, Ord. No. 55 §19; amended 9-19-2023 by Ord. No. 55]

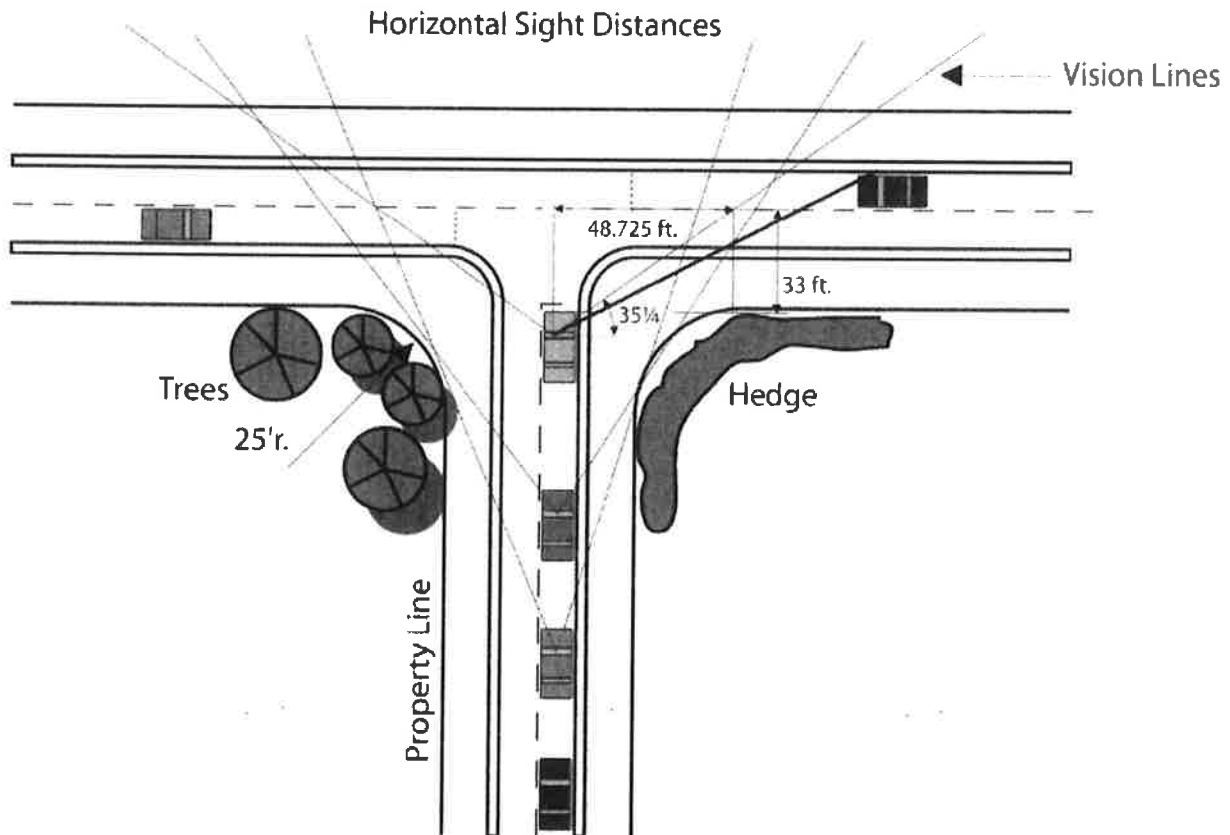
- A. **Abandoned or Wrecked Vehicles.** No person, firm, partnership or corporation shall without valid business purpose, store, accumulate, allow to accumulate, or allow to remain stored or accumulated after receipt of notice as is hereinafter provided, any wrecked or abandoned motor vehicle, or any recyclable or non-recyclable hulk or part of a motor vehicle within view of any preexisting residence or adjoining property situated in the Town of Slaughterville. The town or any homeowner or adjoining property owner aggrieved by any violation of this section may order the removal of any motor vehicle, hulk or part stored in violation hereof upon 30 days' written notice to the owner of the land where such motor vehicle, hulk or part is stored. Upon the failure of the offending party to comply with said order, the aggrieved party may obtain injunctive and mandamus relief for the removal of matter so stored or accumulated or for screening of the matter so stored or accumulated from view from the adjoining property from the district court of the county where the residence is situated and, further; shall be entitled to recover reasonable attorneys' fees, court costs and other reasonable expenses of bringing suit. Any person, firm, partnership or corporation with valid business purpose for the above, shall ensure the real property used for such purpose is appropriate and that all zoning district requirements are met. Provided, nothing within this section shall prohibit the accumulation or storage of farm-related vehicles upon any property currently used for agricultural or ranching-related purposes. (*Reference Title 21 O.S. §1048*).
- B. **Animals.** Animals, may be raised or kept, as fully provided in the animal regulations set forth in § 4-101 et seq.
- C. **Commercial Communication Towers.** Towers shall be regulated as fully provided in the tower ordinance set forth in § 5-201 et seq.
- D. **Fire Safety.** All commercial property, industrial property, institutional property and all property which is intended for public use must have adequate fire safety in accordance with the rules and regulations of the Oklahoma State Fire Marshall's Office, the State of Oklahoma, and the National Fire Code.
- E. **Manufactured housing, mobile home park and travel trailer park, and subdivision development.** All manufactured housing, mobile home parks, travel trailer parks, and subdivisions for the same shall be developed and/or constructed in accordance with all requirements of § 13-201 et seq.
- F. **Oil and Gas Well Location.** No zoning compliance permit shall be issued for a dwelling located within 660 feet from an existing oil and gas well unless exceptions are allowed in the oil and gas ordinance.
- G. **Phased Development.** Consistent with the provision of the town's zoning compliance permit requirements, a developer or property owner may establish separate phases for a project and request permission from the Town of Slaughterville, Oklahoma, to utilize said phased development provisions. In any such situation which involves the re-zoning process, the developer, property owner, etc., must meet the conditions herein, as well as any other requirements of the town's adopted subdivision regulations set forth in § 13-401 et seq., construction codes and the overall

code of ordinances, which includes zoning compliance permit requirements. A notice of intent to request a phased development must be provided to the town clerk, accompanied by two copies of the following additional items:

1. A preliminary statement of the need for a phased development or construction, with reference to the need(s) based on the project's size.
 2. A site plan, showing phases and appropriate timetables.
 3. A statement of intent to guarantee construction, and evidence to support availability of the method(s) to be used to finance said construction.
 4. Plans and specifications for all proposed construction elements to be phased.
 5. Other requirements may be required by the town depending on the project that is being proposed.
- H. Portable and Temporary Buildings, including Tents, Firework Stands, Peddlers, Solicitors, and Roadside Stands. All portable buildings, temporary buildings, tents, firework stands, roadside stands and all other temporary vending stands, or structures, door to door peddlers, solicitors, and door to door salespersons shall register with the Town, pay the appropriate fees for such registration as may be established by Resolution, and receive a temporary permit. The temporary permit fee shall be set by Resolution and the amount of the fee shall be determined by the time frame requested for the temporary purpose. This provision does not apply to vendors who are selling products produced or made on their own property. All peddlers, solicitors, and door to door salespersons shall be licensed with the State, if applicable, and shall collect and remit sales tax. This provision does not apply to those persons who are raising money for charitable purposes.
- Any temporary permit may be revoked by town officials after notice and hearing, for any, but not limited to the following reasons:
1. For fraud, misrepresentation, or false statement in connection with their registration and permit;
 2. Any fraud, misrepresentation or false statement made in connection with the selling of goods, wares, services or merchandise;
 3. Any violation of law, including but not limited to failure to remit sales tax for any given period of time;
 4. Conducted the business permitted under this section in an unlawful manner, or in such a manner as to constitute a breach of the peace or to constitute a menace to the health, safety, or general welfare of the public;
 5. Engaging in the business permitted in such a manner that he has created or is creating a public nuisance as defined by state law or ordinance; or
 6. To do any other act that is in violation of federal, state, or local regulations and laws.
- I. Refuse Disposal. The storage, collection and disposal of refuse shall be managed to create no health hazards, rodent harborage, insect breeding areas, accident or fire hazards, air pollution, water pollution, or any other public health safety hazard. All refuse must be fully contained. Burning of household trash is not allowed pursuant to the provisions contained in §18-201 et seq.
- J. Sanitary Sewer Service. No structure or use in any zoning district shall be erected or initiated unless and until the Department of Environmental Quality or other appropriate agency approves and certifies, at the sole cost of the property owner, that a sewage disposal system can be installed and operated effectively; provided however, that the sewage disposal system adheres to the municipal floodplain ordinance and all other pertinent ordinances. No lagoon shall be located closer than 25 feet from the property line, or the minimum setback, whichever is greater, which shall be measured from the outside base of the nearest dike.

In the event the proposed system imposes an additional sewage load on the sewage disposal system, then information must be supplied that the existing sewage disposal system will adequately process the additional capacity proposed on the existing sewage system. In the event proof cannot be obtained, then the town has the authority to make additional requirements to ensure that the sewage disposal system will handle the additional load.

- K. **Sight View Lines at Intersections.** No wall, fence, sign, structure or plant growth shall be allowed on any lot which obstructs sight view lines of drivers, persons on bicycles, or pedestrians. Moreover, nothing at an elevation above two feet six inches from the surface of the road shall be placed or maintained within a triangle formed by measuring from the middle of the intersection of the front and exterior side lot lines a distance of 33 feet along the front and side lot lines and connecting the points so established to form a sight view triangle on the area of the lot adjacent to a street intersection.



- L. **Signs.** All signs shall be in total compliance with the provisions of the Town of Slaughterville, Oklahoma, sign ordinance set forth in **§13-301** et seq.
- M. **Soil Erosion and Water Drainage.**
1. Where property is traversed by a watercourse, drainage channel, minor or major tributary or river, there shall be a storm water drainage easement or drainage right-of-way conforming substantially to the lines of such watercourse, and of such width and/or construction as will be adequate for the purpose. It is desirable that the drainage be maintained by an open channel with landscaped banks and adequate width, for maximum potential volume of flow.
 2. Where topography or other conditions are such as to require drainage facilities in addition to those provided within road rights-of-way, perpetual unobstructed easements at least 15 in width for such drainage facilities shall be provided across property outside the road lines and with satisfactory access to the road. Drainage easements shall be carried from the road to a natural watercourse or to other drainage facilities.
 3. When a proposed drainage system will carry water across private land outside the property, appropriate drainage rights and easements must be secured.

4. Low-lying lands within special flood hazard areas and subject to flooding or overflow during storm periods, shall be preserved and retained in their natural state as drainage ways.
 5. Bridges, culverts or low water crossings shall be provided where driveways are installed into continuous streets or alleys and shall generally be sized and constructed to accommodate the 100-year frequency rain, based on the drainage area involved.
- N. Temporary Housing. A housing unit, either attached to or detached from the primary housing unit on a temporary or short-to-medium term basis, as a separate living unit, is allowed. To qualify for temporary housing the unit must be:
1. Employed on a non-permanent basis.
 2. Approved administratively by the Town Administrator, or their designated representative, as fully set forth herein, with requirements for approval including:
 - a) There must be no conflicts with the private covenants in effect for the subdivision, if applicable;
 - b) All setbacks must be complied with or have a variance approved.;
 - c) The total lot coverage by all residential structures must not exceed 65% of the lot; and
 - d) All codes and fire distance separation rules must be observed.
 3. Travel trailers, recreational vehicles, toy haulers, and other like vehicles (all of which shall be referred to in this section as "recreational vehicles") are allowed as temporary housing only, and must meet the following requirements:
 - a) Any person requesting a permit to reside in a "recreational vehicle" must apply for and receive a temporary zoning compliance permit.
 - b) Once application is made, the Code Enforcement Officer, or their duly appointed representative shall inspect the "recreational vehicle" to ascertain whether the "recreational vehicle" meets the following minimum requirements as set forth in Ordinance 59, §13-203, and as follows:
 - 1) Sanitary facilities: every "recreational vehicle" shall contain not less than a kitchen sink, lavatory, tub or shower, and a water closet (toilet) all in working condition when properly connected to an approved water and sewer system. Every plumbing fixture and water and waste pipe shall be in sanitary working condition free from leaks and obstructions.
 - 2) Hot and cold water supply: every kitchen sink, lavatory and tub or shower in the "recreational vehicle" must be connected to a supply of both cold and hot water.
 - 3) Water heating facilities: every "recreational vehicle" shall have water-heating facilities in safe, working condition.
 - 4) Smoke detector: every "recreational vehicle" shall be provided smoke detector installed in accordance with the manufacturer's recommendations and listing.
 - 5) Windows: every habitable room excluding bathrooms, kitchens, and hallways shall have at least one window that can be opened, facing directly to the outdoors.
 - 6) Ventilation: every habitable room shall have at least one window which can be opened or such other device that will ventilate the room.
 - 7) Electrical: every "recreational vehicle" shall have an electrical service that is in safe, working condition.
 - 8) Exterior walls: the exterior of the "recreational vehicle" shall be free of loose or rotting boards or timbers and any other conditions that might admit rain or moisture to the

interior portions of the walls or to the occupied spaces of the "recreational vehicle". No tarps shall be allowed.

- 9) Exterior siding: the exterior siding of the "recreational vehicle" shall be free of rot and unreasonable amounts of rust that could impair the structure.
 - 10) Roofs: roofs shall be structurally sound and have no obvious defects, which might admit rain or cause moisture to collect on the interior portion of the "recreational vehicle."
 - 11) Interior floors, walls, and ceiling: every floor, interior wall and ceiling shall be in sound condition to prevent the admittance of rain or moisture.
- c) All "recreational vehicles" must be connected to utilities such as electricity, sewage, and water;
 - d) If all of the above has been met, then the Town Administrator, or their duly appointed representative, shall issue a temporary zoning compliance permit for no more than one year.
 - e) An extension shall be allowed by proper application and approval, without the necessary permit fee, for good reason, but the extension shall not exceed an additional one-year period of time.
 - f) An applicant may appeal a decision of denial by the Town Administrator to the town Board of Trustees by providing written notice of their intent to appeal with the Town Clerk within 15 days of the date of recommended denial. The town Board of Trustees may reverse, uphold, or modify the recommendation of the Town Administrator.
- O. Accessory houses, including but not limited to, guest houses, pool houses, garage apartments, whether attached or detached, permanent in nature or as a separate living unit, but in no event a manufactured home or a recreational vehicle:
1. Cannot be sold separately;
 2. Must be approved through a use permitted on review;
 3. Must have adequate sewage disposal and water for the total number of bedrooms contained therein; and
 4. Shall not be intended for the purpose of rental or a boarding house.



Town of Slaughterville

10701 US Hwy 77, Lexington, OK 73051
(405) 872-3000 Fax: (405) 872-0330

NOTICE OF PUBLIC HEARING

Notice is hereby given that a Public Hearing will be held before the Slaughterville Planning and Zoning Commission at Slaughterville Town Hall located at 10701 US Hwy 77, Slaughterville, Oklahoma at 5:30 p.m. on April 8, 2025. At that time, the Planning and Zoning Commission will consider an application submitted by Shelby Barnes for a proposed Use and Structure Permitted on Review to allow a guest house on a tract of land in an AR-1 Agriculture/Residential District Low Density, Planning Area C. The property is located at 12700 Banner Road in Slaughterville, Oklahoma.

Legal Description: A tract of land in the West Half of (W/2) of the West Half (W/2) of the Northeast Quarter (NE/4) of Section Twelve (12), Township Seven (7) North, Range One (1) West of the Indian Meridian, Cleveland County, Oklahoma, more particularly described as follows: Beginning at the NW Corner of said W/2 W/2 NE/4; thence East 440 feet; thence South 590 feet; thence West 440 feet; thence North 590 feet to the point of beginning. LESS AND EXCEPT a 30-foot Right-of-Way along the West boundary of the property for the purpose of ingress and egress.

The Slaughterville Planning and Zoning Commission will review the application and make a recommendation to the Town Board of Trustees. Town Board of Trustees will hold a public hearing at Slaughterville Town Hall, located at 10701 US Hwy 77, Slaughterville, Oklahoma, at 7:00 p.m. on April 15, 2025 to consider the requested Use and Structure Permitted on Review.

All persons interested are invited to attend the public hearings to express their opinions.

For additional information, please contact Town Hall at (405) 872-3000.

Christy Quickle, Town Clerk

March 17, 2025

Map of Affected Area:





□ = 20 x 30 guest house

*Town of Slaughterville, OK
Monday, March 3, 2025*

Part 13. Zoning Regulations

Chapter 1. Zoning

ARTICLE I. Administrative and General Provisions

§ 13-113. Uses and Structures Permitted on Review.

[Ord. No. 55, 10-17-2000; amended 10-16-2001; amended 9-17-2002; amended 11-16-2004; amended 11-18-2008; amended 6-15-2010; amended 4-21-2015; amended 9-19-2017, Ord. No. 55 §12; amended 9-19-2023 by Ord. No. 55]

- A. Certain uses and structures listed in each zoning district under "uses and structures permitted on review" shall be considered by the planning and zoning commission under the following procedures:
1. An application for a "use permitted on review" shall be filed in the office of the town clerk.
 2. The fee for filing a "use permitted on review" application, as established by resolution, shall be paid.
 3. This application shall contain the location and proposed use of the site, the names of all property owners and the types of existing land uses within a 300-foot radius of the site, and any other pertinent material required by the planning and zoning commission on the application form.
 4. Before the application is presented to any boards for consideration, the property must comply with all town regulations. A hearing date will not be set until the property is compliant with all town regulations.
 5. The town clerk shall provide such publications as set forth in Title 11 O.S. §43-106, or amendments thereof, and notice to property owners as required by law, and cause the application to be placed on the agenda for the planning and zoning commission.
 6. The planning and zoning commission shall hold a public hearing thereon. Any public hearing may be continued as the planning and zoning commission shall determine.
 7. The planning and zoning commission shall, within a reasonable amount of time, complete its report as to the affect such proposed structure or use has upon the character of the neighborhood, traffic conditions, public utilities and other matters pertaining to the general welfare, as well as approve or deny or provide contingencies as they deem appropriate for approval of the application. If the contingencies are not met within any time frame set, then the approval shall be withdrawn after notice and hearing is provided to the applicant.
 8. The planning and zoning commission shall provide a recommendation to the board of trustees, who will make a final determination. The board of trustees' decision may be appealed by the applicant or citizens involved within 30 days to the district court.

9. No use permitted on review will be granted for any property that is non-compliant with all town regulations.
- B. Approval by the board of trustees or a ruling on appeal shall not constitute issuance of a zoning compliance permit; application for a zoning compliance permit shall be a separate process, as fully set forth in §13-111.
- C. Mixed zoning districts shall be handled on a case-by-case basis and only as a use permitted upon review as a PUD.

§ 13-120. Miscellaneous Provisions.

[Ord. No. 55, 10-17-2000; amended 10-16-2001; amended 9-17-2002; amended 11-16-2004; amended 11-18-2008; amended 6-15-2010; amended 4-21-2015; amended 9-19-2017; amended 11-20-2018; amended 12-20-2022, Ord. No. 55 §19; amended 9-19-2023 by Ord. No. 55]

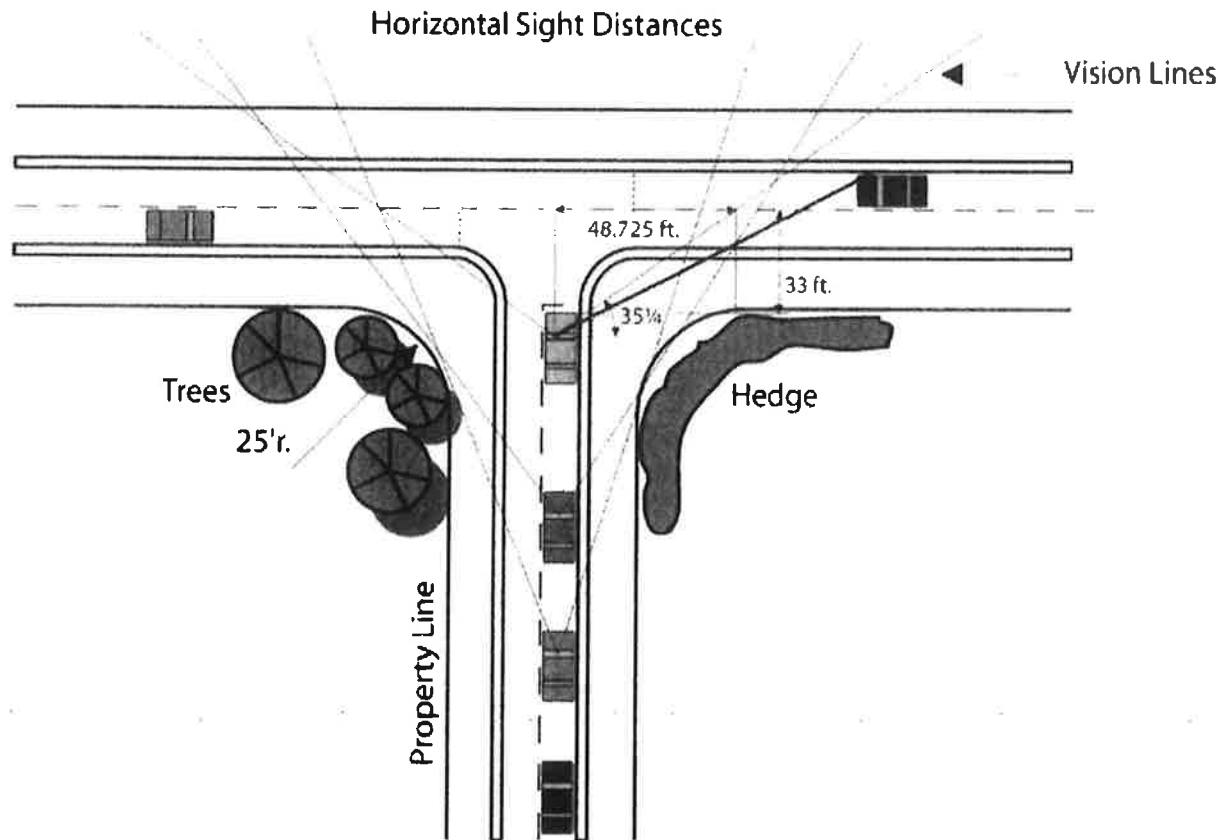
- A. **Abandoned or Wrecked Vehicles.** No person, firm, partnership or corporation shall without valid business purpose, store, accumulate, allow to accumulate, or allow to remain stored or accumulated after receipt of notice as is hereinafter provided, any wrecked or abandoned motor vehicle, or any recyclable or non-recyclable hulk or part of a motor vehicle within view of any preexisting residence or adjoining property situated in the Town of Slaughterville. The town or any homeowner or adjoining property owner aggrieved by any violation of this section may order the removal of any motor vehicle, hulk or part stored in violation hereof upon 30 days' written notice to the owner of the land where such motor vehicle, hulk or part is stored. Upon the failure of the offending party to comply with said order, the aggrieved party may obtain injunctive and mandamus relief for the removal of matter so stored or accumulated or for screening of the matter so stored or accumulated from view from the adjoining property from the district court of the county where the residence is situated and, further; shall be entitled to recover reasonable attorneys' fees, court costs and other reasonable expenses of bringing suit. Any person, firm, partnership or corporation with valid business purpose for the above, shall ensure the real property used for such purpose is appropriate and that all zoning district requirements are met. Provided, nothing within this section shall prohibit the accumulation or storage of farm-related vehicles upon any property currently used for agricultural or ranching-related purposes. (*Reference Title 21 O.S. §1048*).
- B. **Animals.** Animals, may be raised or kept, as fully provided in the animal regulations set forth in § 4-101 et seq.
- C. **Commercial Communication Towers.** Towers shall be regulated as fully provided in the tower ordinance set forth in § 5-201 et seq.
- D. **Fire Safety.** All commercial property, industrial property, institutional property and all property which is intended for public use must have adequate fire safety in accordance with the rules and regulations of the Oklahoma State Fire Marshall's Office, the State of Oklahoma, and the National Fire Code.
- E. **Manufactured housing, mobile home park and travel trailer park, and subdivision development.** All manufactured housing, mobile home parks, travel trailer parks, and subdivisions for the same shall be developed and/or constructed in accordance with all requirements of § 13-201 et seq.
- F. **Oil and Gas Well Location.** No zoning compliance permit shall be issued for a dwelling located within 660 feet from an existing oil and gas well unless exceptions are allowed in the oil and gas ordinance.
- G. **Phased Development.** Consistent with the provision of the town's zoning compliance permit requirements, a developer or property owner may establish separate phases for a project and request permission from the Town of Slaughterville, Oklahoma, to utilize said phased development provisions. In any such situation which involves the re-zoning process, the developer, property owner, etc., must meet the conditions herein, as well as any other requirements of the town's adopted subdivision regulations set forth in § 13-401 et seq., construction codes and the overall

code of ordinances, which includes zoning compliance permit requirements. A notice of intent to request a phased development must be provided to the town clerk, accompanied by two copies of the following additional items:

1. A preliminary statement of the need for a phased development or construction, with reference to the need(s) based on the project's size.
 2. A site plan, showing phases and appropriate timetables.
 3. A statement of intent to guarantee construction, and evidence to support availability of the method(s) to be used to finance said construction.
 4. Plans and specifications for all proposed construction elements to be phased.
 5. Other requirements may be required by the town depending on the project that is being proposed.
- H. Portable and Temporary Buildings, including Tents, Firework Stands, Peddlers, Solicitors, and Roadside Stands. All portable buildings, temporary buildings, tents, firework stands, roadside stands and all other temporary vending stands, or structures, door to door peddlers, solicitors, and door to door salespersons shall register with the Town, pay the appropriate fees for such registration as may be established by Resolution, and receive a temporary permit. The temporary permit fee shall be set by Resolution and the amount of the fee shall be determined by the time frame requested for the temporary purpose. This provision does not apply to vendors who are selling products produced or made on their own property. All peddlers, solicitors, and door to door salespersons shall be licensed with the State, if applicable, and shall collect and remit sales tax. This provision does not apply to those persons who are raising money for charitable purposes.
- Any temporary permit may be revoked by town officials after notice and hearing, for any, but not limited to the following reasons:
1. For fraud, misrepresentation, or false statement in connection with their registration and permit;
 2. Any fraud, misrepresentation or false statement made in connection with the selling of goods, wares, services or merchandise;
 3. Any violation of law, including but not limited to failure to remit sales tax for any given period of time;
 4. Conducted the business permitted under this section in an unlawful manner, or in such a manner as to constitute a breach of the peace or to constitute a menace to the health, safety, or general welfare of the public;
 5. Engaging in the business permitted in such a manner that he has created or is creating a public nuisance as defined by state law or ordinance; or
 6. To do any other act that is in violation of federal, state, or local regulations and laws.
- I. Refuse Disposal. The storage, collection and disposal of refuse shall be managed to create no health hazards, rodent harborage, insect breeding areas, accident or fire hazards, air pollution, water pollution, or any other public health safety hazard. All refuse must be fully contained. Burning of household trash is not allowed pursuant to the provisions contained in §18-201 et seq.
- J. Sanitary Sewer Service. No structure or use in any zoning district shall be erected or initiated unless and until the Department of Environmental Quality or other appropriate agency approves and certifies, at the sole cost of the property owner, that a sewage disposal system can be installed and operated effectively; provided however, that the sewage disposal system adheres to the municipal floodplain ordinance and all other pertinent ordinances. No lagoon shall be located closer than 25 feet from the property line, or the minimum setback, whichever is greater, which shall be measured from the outside base of the nearest dike.

In the event the proposed system imposes an additional sewage load on the sewage disposal system, then information must be supplied that the existing sewage disposal system will adequately process the additional capacity proposed on the existing sewage system. In the event proof cannot be obtained, then the town has the authority to make additional requirements to ensure that the sewage disposal system will handle the additional load.

- K. **Sight View Lines at Intersections.** No wall, fence, sign, structure or plant growth shall be allowed on any lot which obstructs sight view lines of drivers, persons on bicycles, or pedestrians. Moreover, nothing at an elevation above two feet six inches from the surface of the road shall be placed or maintained within a triangle formed by measuring from the middle of the intersection of the front and exterior side lot lines a distance of 33 feet along the front and side lot lines and connecting the points so established to form a sight view triangle on the area of the lot adjacent to a street intersection.



- L. **Signs.** All signs shall be in total compliance with the provisions of the Town of Slaughterville, Oklahoma, sign ordinance set forth in §13-301 et seq.
- M. **Soil Erosion and Water Drainage.**
1. Where property is traversed by a watercourse, drainage channel, minor or major tributary or river, there shall be a storm water drainage easement or drainage right-of-way conforming substantially to the lines of such watercourse, and of such width and/or construction as will be adequate for the purpose. It is desirable that the drainage be maintained by an open channel with landscaped banks and adequate width, for maximum potential volume of flow.
 2. Where topography or other conditions are such as to require drainage facilities in addition to those provided within road rights-of-way, perpetual unobstructed easements at least 15 in width for such drainage facilities shall be provided across property outside the road lines and with satisfactory access to the road. Drainage easements shall be carried from the road to a natural watercourse or to other drainage facilities.
 3. When a proposed drainage system will carry water across private land outside the property, appropriate drainage rights and easements must be secured.

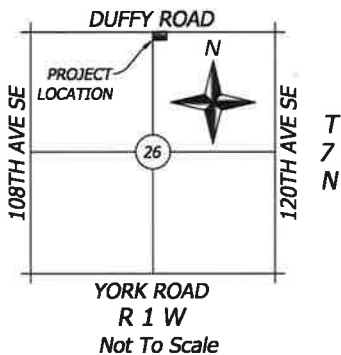
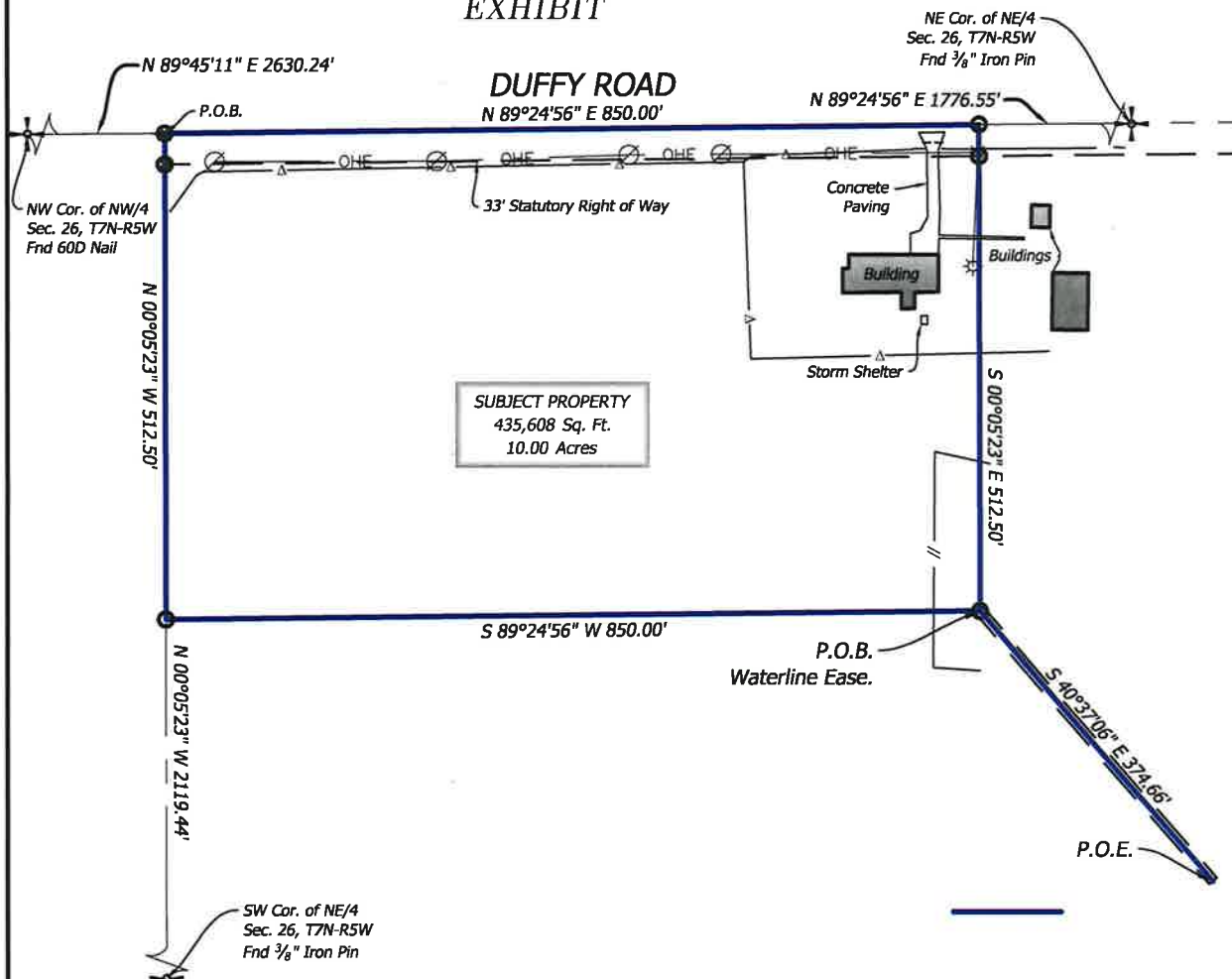
4. Low-lying lands within special flood hazard areas and subject to flooding or overflow during storm periods, shall be preserved and retained in their natural state as drainage ways.
 5. Bridges, culverts or low water crossings shall be provided where driveways are installed into continuous streets or alleys and shall generally be sized and constructed to accommodate the 100-year frequency rain, based on the drainage area involved.
- N. Temporary Housing. A housing unit, either attached to or detached from the primary housing unit on a temporary or short-to-medium term basis, as a separate living unit, is allowed. To qualify for temporary housing the unit must be:
1. Employed on a non-permanent basis.
 2. Approved administratively by the Town Administrator, or their designated representative, as fully set forth herein, with requirements for approval including:
 - a) There must be no conflicts with the private covenants in effect for the subdivision, if applicable;
 - b) All setbacks must be complied with or have a variance approved.;
 - c) The total lot coverage by all residential structures must not exceed 65% of the lot; and
 - d) All codes and fire distance separation rules must be observed.
 3. Travel trailers, recreational vehicles, toy haulers, and other like vehicles (all of which shall be referred to in this section as "recreational vehicles") are allowed as temporary housing only, and must meet the following requirements:
 - a) Any person requesting a permit to reside in a "recreational vehicle" must apply for and receive a temporary zoning compliance permit.
 - b) Once application is made, the Code Enforcement Officer, or their duly appointed representative shall inspect the "recreational vehicle" to ascertain whether the "recreational vehicle" meets the following minimum requirements as set forth in Ordinance 59, §13-203, and as follows:
 - 1) Sanitary facilities: every "recreational vehicle" shall contain not less than a kitchen sink, lavatory, tub or shower, and a water closet (toilet) all in working condition when properly connected to an approved water and sewer system. Every plumbing fixture and water and waste pipe shall be in sanitary working condition free from leaks and obstructions.
 - 2) Hot and cold water supply: every kitchen sink, lavatory and tub or shower in the "recreational vehicle" must be connected to a supply of both cold and hot water.
 - 3) Water heating facilities: every "recreational vehicle" shall have water-heating facilities in safe, working condition.
 - 4) Smoke detector: every "recreational vehicle" shall be provided smoke detector installed in accordance with the manufacturer's recommendations and listing.
 - 5) Windows: every habitable room excluding bathrooms, kitchens, and hallways shall have at least one window that can be opened, facing directly to the outdoors.
 - 6) Ventilation: every habitable room shall have at least one window which can be opened or such other device that will ventilate the room.
 - 7) Electrical: every "recreational vehicle" shall have an electrical service that is in safe, working condition.
 - 8) Exterior walls: the exterior of the "recreational vehicle" shall be free of loose or rotting boards or timbers and any other conditions that might admit rain or moisture to the

interior portions of the walls or to the occupied spaces of the "recreational vehicle". No tarps shall be allowed.

- 9) Exterior siding: the exterior siding of the "recreational vehicle" shall be free of rot and unreasonable amounts of rust that could impair the structure.
 - 10) Roofs: roofs shall be structurally sound and have no obvious defects, which might admit rain or cause moisture to collect on the interior portion of the "recreational vehicle."
 - 11) Interior floors, walls, and ceiling: every floor, interior wall and ceiling shall be in sound condition to prevent the admittance of rain or moisture.
- c) All "recreational vehicles" must be connected to utilities such as electricity, sewage, and water;
 - d) If all of the above has been met, then the Town Administrator, or their duly appointed representative, shall issue a temporary zoning compliance permit for no more than one year.
 - e) An extension shall be allowed by proper application and approval, without the necessary permit fee, for good reason, but the extension shall not exceed an additional one-year period of time.
 - f) An applicant may appeal a decision of denial by the Town Administrator to the town Board of Trustees by providing written notice of their intent to appeal with the Town Clerk within 15 days of the date of recommended denial. The town Board of Trustees may reverse, uphold, or modify the recommendation of the Town Administrator.
- O. Accessory houses, including but not limited to, guest houses, pool houses, garage apartments, whether attached or detached, permanent in nature or as a separate living unit, but in no event a manufactured home or a recreational vehicle:
1. Cannot be sold separately;
 2. Must be approved through a use permitted on review;
 3. Must have adequate sewage disposal and water for the total number of bedrooms contained therein; and
 4. Shall not be intended for the purpose of rental or a boarding house.

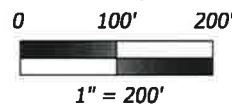


EXHIBIT

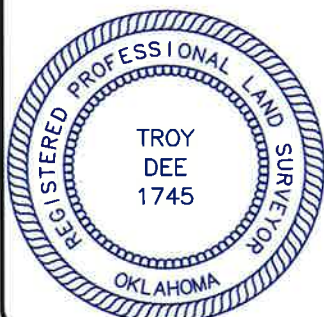


LEGEND

- | | |
|-----------------------|------------------------|
| SECTION CORNER | FOUND MONUMENT |
| QUARTER CORNER | PROPERTY LINE |
| SET IRON PIN W/CAP | IRON FENCE |
| SET MAG NAIL W/WASHER | EASEMENT LINE |
| POWER POLE | SECTION LINE |
| LIGHT POLE | WOOD FENCE |
| | OHE OVERHEAD POWERLINE |



U.S. Survey Foot
Basis of Bearing
North Line of NE/4
North 89° 24' 56" East
Per State Plane Grid South
Field Date: September 20, 2022



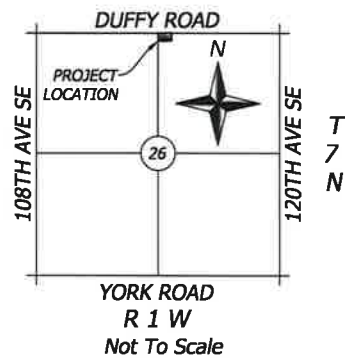
Troy Dee
Troy Dee, PLS #1745
September 20, 2022

Prepared By
GOLDEN
LAND SURVEYING

4131 N.W. 122nd St., Suite 100, Oklahoma City, Oklahoma 73120
C.A.# 7263 / Exp. Date =6/30/2024
Telephone: (405) 802-7883 Email: troy@goldenls.com

Drafted by: SR GLS Job No.: 221805
Plot Date: September 20, 2022

EXHIBIT



LEGAL DESCRIPTION

A tract of land lying in the North Half (N/2) of the Northeast Quarter (NE/4) of Section Twenty Six (26), Township Seven (7) North, Range One (1) West of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

BEGINNING at the Northwest Corner of said Northeast Quarter (NE/4); Thence continuing N 89°24'56" E along the North line of said NE/4 a distance of 850.00 feet; Thence S 00°05'23" E and parallel with the West Line of said NE/4 a distance of 512.50 feet; Thence S 89°24'56" W and parallel with the North Line of said NE/4 a distance of 850.00 to a point on the West line of said NE/4; Thence N 00°05'23" W along the West line of said NE/4 for a distance of 512.50 feet to the Northwest corner of said NE/4 and to the POINT OF BEGINNING.

Containing 435,608 Sq. Ft. or 10.00 Acres, more or less.

A ten (10) feet waterline easement in the North Half (N/2) of the Northeast Quarter (NE/4) of Section Twenty Six (26), Township Seven (7) North, Range One (1) West of the Indian Meridian, Cleveland County, Oklahoma, lying five (5) feet on each side of the following centerline description:

COMMENCING at the Northwest Corner of said Northeast Quarter (NE/4); Thence continuing N 89°24'56" E along the North line of said NE/4 a distance of 850.00 feet; Thence S 00°05'23" E and parallel with the West Line of said NE/4 a distance of 512.50 feet to the POINT OF BEGINNING; Thence S 40°37'06" E a distance of 374.66 feet to the POINT OF ENDING.

THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

I, Troy Dee, herewith state that the above plat is a true and correct representation of a survey made on the ground, under my supervision Witness my signature and surveyors seal this 20th day of September, 2022.

**SLAUGHTERVILLE
BOARD OF TRUSTEES**

Accepted by the Town of Slaughterville, Oklahoma, Board of Trustees on this ____ day of _____, 20__.

Town Clerk

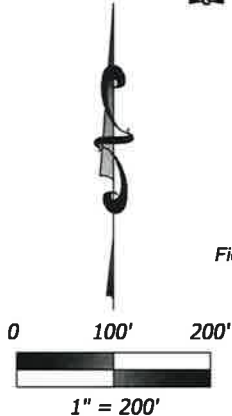
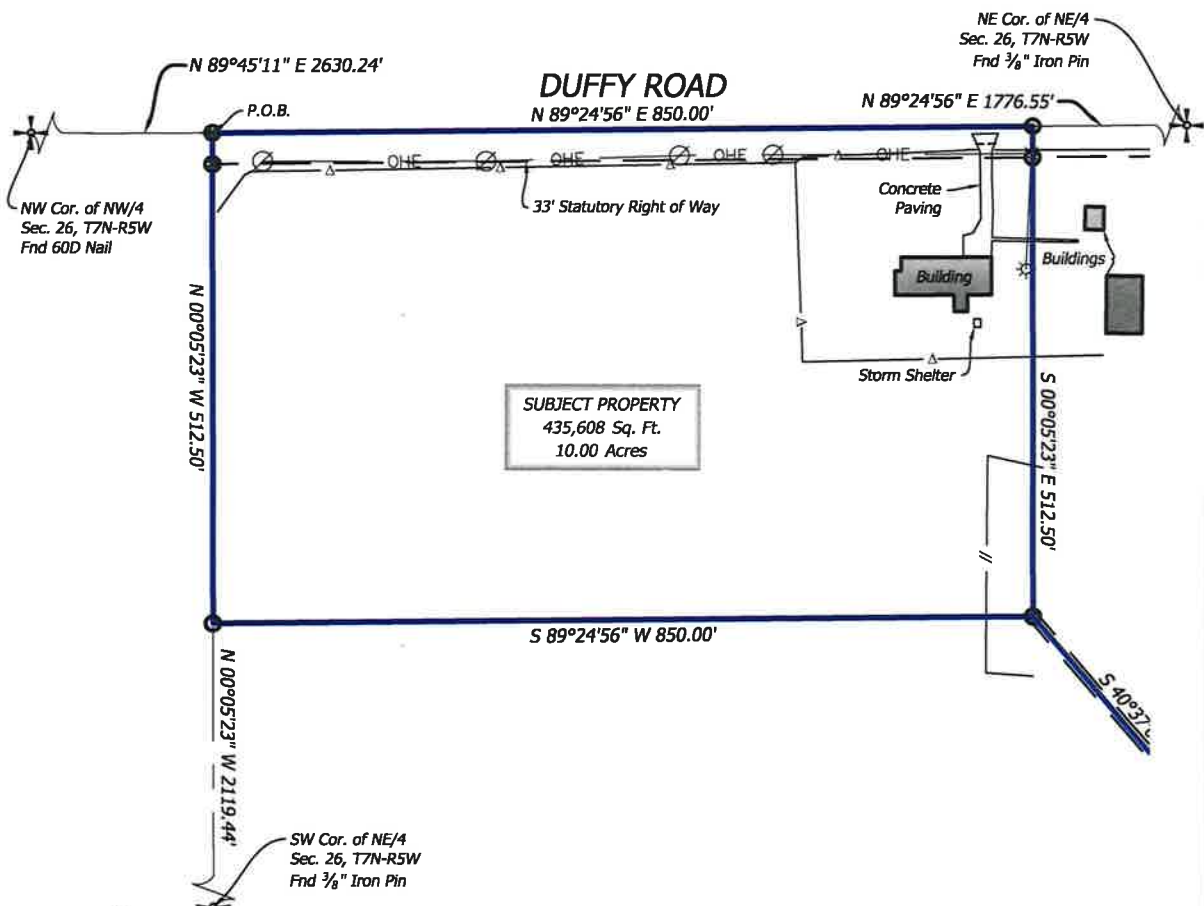
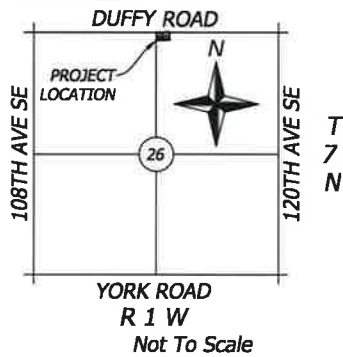
Mayor



Troy Dee
Troy Dee, PLS #1745
September 20, 2022

Prepared By
**GOLDEN
LAND SURVEYING**
4131 N.W. 122nd St., Suite 100, Oklahoma City, Oklahoma 73120
C.A.# 7263 / Exp. Date =6/30/2024
Telephone: (405) 802-7883 Email: troy@goldenls.com
Drafted by: SR GLS Job No.: 221805
Plot Date: September 20, 2022
Sheet 1 Of 2

EXHIBIT



U.S. Survey Foot
Basis of Bearing
North Line of NE/4
North 89° 24' 56" East
Per State Plane Grid South
Field Date: September 20, 2022

LEGEND

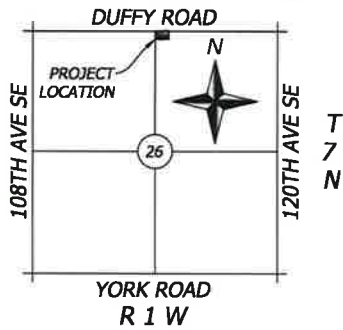
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|--|-----------------------|--|--------------------|
| | SECTION CORNER | | FOUND MONUMENT |
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| | SET IRON PIN W/CAP | | IRON FENCE |
| | SET MAG NAIL W/WASHER | | EASEMENT LINE |
| | POWER POLE | | SECTION LINE |
| | LIGHT POLE | | WOOD FENCE |
| | | | OVERHEAD POWERLINE |

NOTE: ALL MONUMENTS SET ARE CAPPED 1/2" IRON PINS OR MAG NAILS WITH WASHERS BOTH BEING STAMPED "GOLDEN CA 7263" UNLESS NOTED OTHERWISE



Troy Dee
Troy Dee, PLS #1745
September 20, 2022

Prepared By
GOLDEN
LAND SURVEYING
4131 N.W. 122nd St., Suite 100, Oklahoma City, Oklahoma 73120
C.A.# 7263 / Exp. Date =6/30/2024
Telephone: (405) 802-7883 Email: troy@goldenls.com
Drafted by: SR GLS Job No.: 221805
Plot Date: September 20, 2022
Sheet 2 Of 2



EXHIBIT

LEGAL DESCRIPTION

A tract of land lying in the North Half (N/2) of the Northeast Quarter (NE/4) of Section Twenty Six (26), Township Seven (7) North, Range One (1) West of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

BEGINNING at the Northwest Corner of said Northeast Quarter (NE/4); Thence continuing N 89°24'56" E along the North line of said NE/4 a distance of 850.00 feet; Thence S 00°05'23" E and parallel with the West Line of said NE/4 a distance of 512.50 feet; Thence S 89°24'56" W and parallel with the North Line of said NE/4 a distance of 850.00 to a point on the West line of said NE/4; Thence N 00°05'23" W along the West line of said NE/4 for a distance of 512.50 feet to the Northwest corner of said NE/4 and to the POINT OF BEGINNING.

Containing 435,608 Sq. Ft. or 10.00 Acres, more or less.

THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

I, Troy Dee, herewith state that the above plat is a true and correct representation of a survey made on the ground, under my supervision Witness my signature and surveyors seal this 20th day of September, 2022.

**SLAUGHTERVILLE
BOARD OF TRUSTEES**

Accepted by the Town of Slaughterville, Oklahoma, Board of Trustees on this _____ day of _____, 20__.

Town Clerk

Mayor

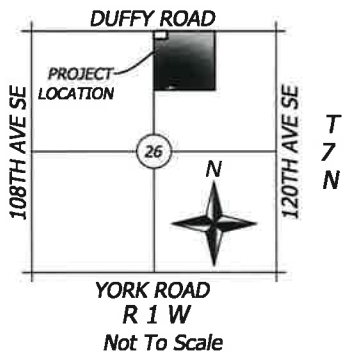
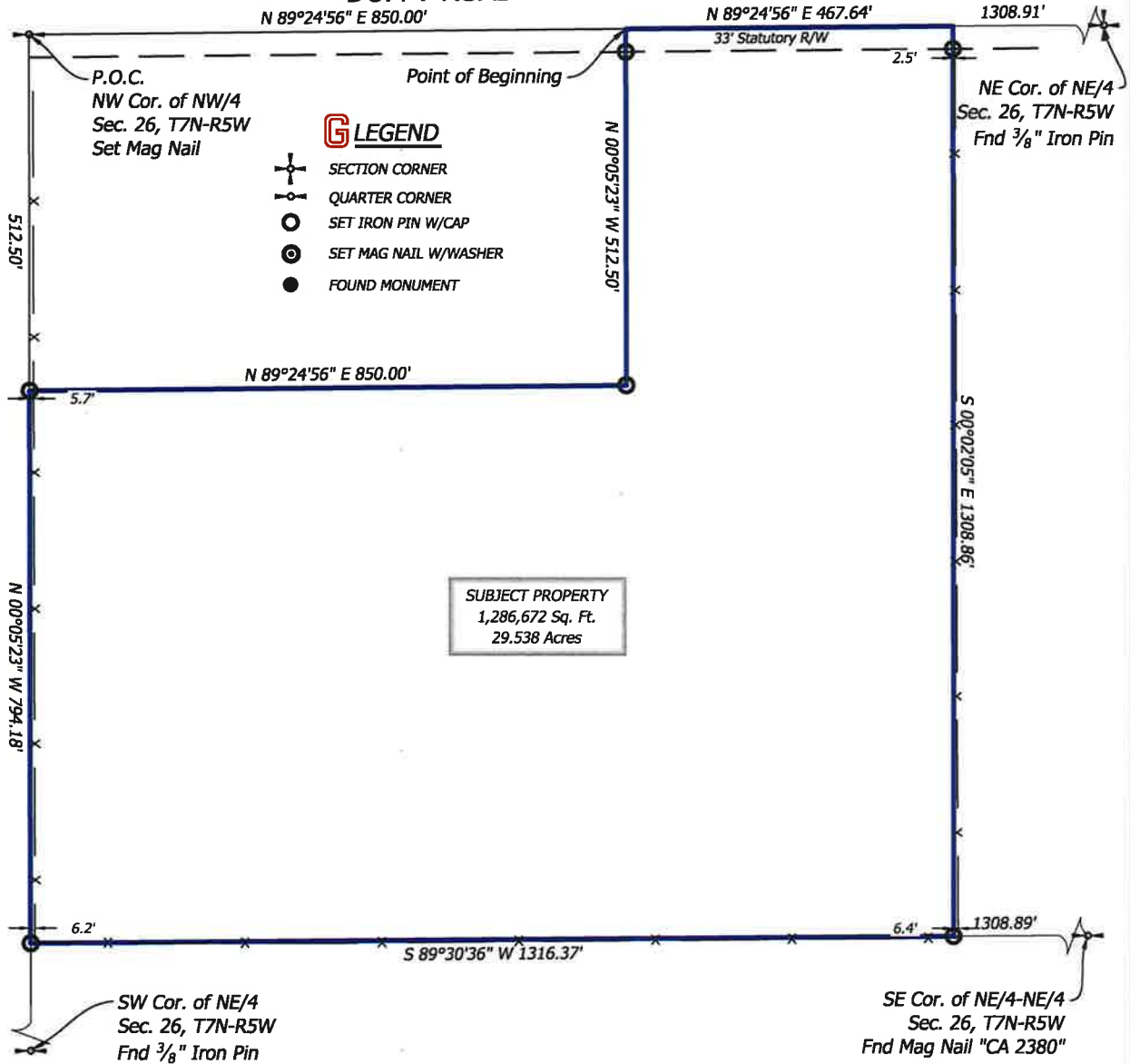


Troy Dee
Troy Dee, PLS #1745
September 20, 2022

Prepared By
GOLDEN
LAND SURVEYING
4131 N.W. 122nd St., Suite 100, Oklahoma City, Oklahoma 73120
C.A.# 7263 / Exp. Date =6/30/2024
Telephone: (405) 802-7883 Email: troy@goldenls.com
Drafted by: SR GLS Job No.: 221805
Plot Date: September 20, 2022
Sheet 1 Of 2

EXHIBIT

DUFFY ROAD



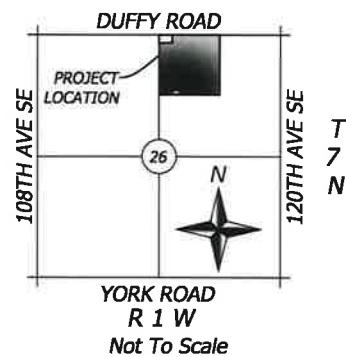
U.S. Survey Foot
Basis of Bearing
North Line of NE/4
North 89° 24' 56" East
Per State Plane Grid South
Field Date: September 20, 2022



Troy Dee
Troy Dee, PLS #1745
February 11, 2025

Prepared By
GOLDEN
LAND SURVEYING
4131 N.W. 122nd St., Suite 100, Oklahoma City, Oklahoma 73120
C.A.# 7263 / Exp. Date =6/30/2026
Telephone: (405) 849-6010 Email: office@goldens.com
Drafted by: SR GLS Job No.: 221805
Plot Date: February 11, 2025
Sheet 2 Of 2

EXHIBIT



G LEGAL DESCRIPTION

A tract of land lying in the Northwest Quarter (NW/4) of the Northeast Quarter (NE/4) of Section Twenty Six (26), Township Seven (7) North, Range One (1) West of the Indian Meridian, Cleveland County, Oklahoma, being more particularly described as follows:

COMMENCING at the Northwest Corner of said Northeast Quarter (NE/4); Thence N89°24'56" E along the North line of said NE/4 a distance of 850.00 feet to the POINT OF BEGINNING; Thence continuing N89°24'56"E along the North line of said NE/4 a distance of 467.54 feet to the Northeast corner of said NW/4-NE/4; Thence S00°02'05"E along the East Line of said NW/4-NE/4 a distance of 1308.86 feet to the Southeast corner of said NW/4-SE/4; Thence S89°30'36"W along the South Line of said NW/4-NE/4 a distance of 1316.37 feet to the Southwest corner of said NW/4-NE/4; Thence N00°05'23"W along the West line of said NE/4 for a distance of 794.18 feet; Thence N89°24'56"E a distance of 850.00 feet; Thence N00°05'23"W a distance of 512.50 feet to a point on the North line of said NE/4 and to the POINT OF BEGINNING.

Containing 1,286,672 Sq. Ft. or 29.538 Acres, more or less.

THIS PLAT OF SURVEY MEETS THE OKLAHOMA MINIMUM STANDARDS FOR THE PRACTICE OF LAND SURVEYING AS ADOPTED BY THE OKLAHOMA STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

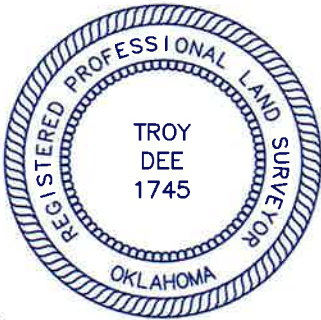
I, Troy Dee, herewith state that the above plat is a true and correct representation of a survey made on the ground, under my supervision Witness my signature and surveyors seal this 11th day of February, 2025.

SLAUGHTERVILLE
BOARD OF TRUSTEES

Accepted by the Town of Slaughterville, Oklahoma, Board of Trustees on this ____ day of _____, 20__.

Town Clerk

Mayor



Troy Dee
Troy Dee, PLS #1745
February 11, 2025

Prepared By
GOLDEN
LAND SURVEYING
4131 N.W. 122nd St., Suite 100, Oklahoma City, Oklahoma 73120
C.A.# 7263 / Exp. Date =6/30/2026
Telephone: (405) 849-6010 Email: office@goldenls.com
Drafted by: SR GLS Job No.: 221805
Plot Date: February 11, 2025
Sheet 1 Of 2

2025 Regular Meetings Calendar

Meetings are held on Thursday:

911 ACOG Board of Directors (1:00 p.m.)

ACOG MPO Policy Committee (1:20 p.m.)

ACOG Board of Directors (1:45 p.m.)

Garber-Wellington Association Policy Committee (2:30 p.m.)

911 ACOG Board of Directors (BOD), ACOG MPO Policy Committee (PC), and ACOG Board of Directors (BOD):

- January 23, 2025
- February 27, 2025
- March 27, 2025
- April 24, 2025
- May 29, 2025
- June 26, 2025
- NO JULY MEETING
- August 28, 2025
- September 25, 2025
- October 30, 2025
- November 20, 2025
- December 18, 2025

Garber-Wellington Association Policy Committee (GWAPC):

- February 27, 2025
- April 24, 2025
- June 26, 2025
- August 28, 2025
- October 30, 2025
- December 18, 2025

Chair
Brian Grider
Mustang Mayor

Vice-Chair
Glenn Berglan
Goldsby Trustee

Secretary/Treasurer
Shelli Selby
Yukon Councilmember

Executive Director
Mark W. Sweeney, AICP

DESIGNATION FORM

Pursuant to the provisions of the Agreement creating the Association of Central Oklahoma Governments (ACOG), under authority of the Interlocal Cooperation Act, this form serves as notice to ACOG that the Board of Trustees/City Council/Board of County Commissioners has duly selected its voting delegate and alternate(s) to serve as its representative to one or more of the following Boards and/or Committees:

☒ ACOG Board of Directors (BOD)

☒ 911 ACOG Board of Directors (BOD)

☒ ACOG MPO Policy Committee (PC)

☒ Garber-Wellington Association
Policy Committee (GWAPC)

The following designated voting delegate, and in his/her absence, either of the listed alternates, shall have all the voting privileges and rights as established in the Agreement creating ACOG. Let this form further witness that both the regular voting delegate and the alternates are elected official(s) of the governing body of: Town of Slaughterville

Designated Delegate:

Name: _____ Email Address: _____

Office Title: _____ Employment/Profession: _____

Phone # _____ Cell # _____

Mailing Address: _____

Alternate:

Name: _____ Email Address: _____

Office Title: _____ Employment/Profession: _____

Phone # _____ Cell # _____

Mailing Address: _____

Alternate:

Name: _____ Email Address: _____

Office Title: _____ Employment/Profession: _____

Phone # _____ Cell # _____

Mailing Address: _____

SIGNATURE: _____ DATE: _____

PRINT NAME: _____

TITLE: ☐ Mayor ☐ Chairman - County Commissioners ☐ City Clerk ☐ County Clerk

Please return this signed form to bgarner@acogok.org, or mail to:

Association of Central Oklahoma Governments
4205 N. Lincoln Blvd.
Oklahoma City, OK 73105

acog



FY-25 Firefighting Equipment & Gear Replacement Grant



Application General Guidelines

1. Eligible applicants are: Oklahoma's Certified Rural Fire Departments (legally formed under Oklahoma Statutes Title 11, Title 18, and Title 19) under a population level of 10,000 per the 2020 decennial census.

2. Major Categories for Replacement are:

- A. Firefighting Equipment
- B. PPE
- C. Cab & chassis replacement
- D. Complete Skid Unit

Fire Departments can only apply for one of the categories listed

3. MAX Funding limits per application are:

- A. \$100,000 limit on Equipment
- B. \$100,000 limit for PPE
- C. \$70,000 limit for a cab & chassis & flat bed
- D. \$36,000 for a skid unit

4. Grading Criteria:

Applications will be graded following the 80/20 Grant guidelines. ***Each line will have a point total, so make sure to fill out the grant entirely and answer each question.***

5. Payment and Verification Information:

- a. Equipment and funding amounts requested will be evaluated by Oklahoma Forestry Service and the Rural Fire Coordinators.
 - b. The intent of CY 2024 HB 2927 is to fund the replacement of fire equipment and gear, including truck cab & chassis.
 - c. Once a grant is awarded, a Contract and Purchase Order will be issued by the Department of Agriculture, Food & Forestry with terms and conditions for payment of awarded amount.
 - d. The Fire Department shall submit a quote for payment. Payment to the Fire Department could take up to 45 days.
 - e. The Fire Department's respective Rural Fire Coordinator will verify the purchase of the approved items following delivery.
- 6. If a claim is to replace a vehicle destroyed via burn-over or motor vehicle accident, an official accident report and investigation will be required from the appropriate State Agency (OHP, ODAFF-FS, Fire Marshal's Office).**



FY-25 Firefighting Equipment & Gear Replacement Grant



Application General Guidelines (cont'd)

7. All equipment to be replaced must be accompanied by a quote from a vendor as well as a complete description including make, model, year of manufacture, and reason for replacement.
If replacing a FEPP piece of equipment, the FEPP equipment must be returned to the yard in Goldsby, OK.
8. Vehicle (cab & chassis) requests must be accompanied by a quote from a vendor as well as a complete description including make, model, year of manufacture, and reason for replacement.
9. Any handheld or mobile radios must be P-25 compliant or be listed on the SAFECOM Authorized Equipment List.
10. **Submit completed applications by email to your Rural Fire Coordinator.**
11. **Application Deadline is April 30, 2025.**

For more information regarding this application and applicable purchases contact your Rural Fire Coordinator. Your Department's Rural Fire Coordinator's contact information can be found by clicking on your county once you've navigated to the following web link: [Oklahoma Forestry Services - Rural Fire Coordinator Districts](#)



FY-25 Firefighting Equipment & Gear Replacement Grant



LEGAL APPLICANT INFORMATION

Date: _____

Fire Department: _____ OFIRS or NFIRS# _____

Address: _____

City: _____ Zip Code: _____

County: _____ Email: _____

Fire Department FEI # _____

Contact Person: _____ Phone: _____

Contact Email: _____

Within Oklahoma State Statutes, under which Title is your Fire Department organized and what is your current membership?

- A. Title 11 - Paid Positions: _____; Volunteer Positions: _____
- B. Title 18 – Volunteer Positions: _____
- C. Title 19 – Volunteer Positions: _____

CERTIFICATION: To the best of my knowledge and belief, data in this application are true and correct, the documents have been duly authorized by the governing body of the applicant, and the applicant will comply with the contract requirements and assurances.

I am authorized to apply for this grant on behalf of the above named entity. **(Both Signatures Required)**

Fire Chief Signature: _____ Date: _____

Fire Chief Name Printed: _____

Mayor/Board Chair Signature: _____ Date: _____

Mayor/Board Chair Name Printed: _____



FY-25 Firefighting Equipment & Gear Replacement Grant



FY-25 Firefighting Equipment & Gear Replacement Grant Application General Guidelines

FIRE DEPARTMENT: _____ **OFIRS/NFIRS#:** _____

PROJECT FUNDING REQUEST: *List the equipment or vehicles and the cost of the items your fire department intends to replace with the House Bill 2927 Funding Grant. **Any change from the items listed below must be approved by Oklahoma Forestry Services and prior to purchase.***

Equipment and Gear to be replaced (single item value under \$5,000)

Cost

Total Requested:		
Replacement:	Reason For	

Equipment to be replaced (single item value greater than \$5,000)

	Manufacturer	Model	Model Year	Serial Number (Item being replaced)	AG # (if FEPP)
	Reason for Replacement:				
Total Requested:					



FY-25 Firefighting Equipment & Gear Replacement Grant



FIRE DEPARTMENT: _____ OFIRS/NFIRS#: _____

Vehicle to be replaced

	<i>Manufacturer</i>	<i>Model</i>	<i>Model Year</i>	<i>VIN (Item being replaced)</i>	<i>AG # (if FEPP)</i>
	<i>Reason for Replacement:</i>				
Total Requested:					

TRAINING INFORMATION

1. What is the total area (in square miles) protected by your fire department? _____
2. Does your fire department have a written plan of action or standard operating procedure?
If yes, attach copy. _____
3. Provide the name of your fire department training officer.



**FY-25 Firefighting Equipment
&
Gear Replacement Grant**



FIRE DEPARTMENT: _____ **OFIRS/NFIRS#:** _____

TRAINING INFORMATION CONTINUED:

4. (a) Total training hours recorded for your firefighters during the past 12 months.

OSU certified Training: _____ In House Training: _____

- (b) How many of your firefighters have completed the following training? (Cumulative Total)

Hazardous Materials _____
(Awareness, Ops, or Tech)

Wildland Fire Fighting _____

Emergency Vehicle Operation _____

Incident Command _____

Structural Firefighter Practices _____

Vol. Firefighting Practices _____

First Responder, Firefighter I or Essentials _____

Training Officer Signature



FY-25 Firefighting Equipment & Gear Replacement Grant



FIRE DEPARTMENT: _____ OFIRS/NFIRS#: _____

FINANCIAL INFORMATION

1. Are the proposed expenditures made with this grant essential for the fire department to reach ISO/CRS Protection Class 9? Circle one: Yes No
2. How many fire runs did you your fire department report to the State Fire Marshal in the previous calendar year? _____
3. How much money was expended to operate your fire department during the last fiscal year? (Exclude salaries and benefits for personnel) _____
4. How much money was designated (your share) to your fire department last year from
 - a. City, County, State, or Other Taxes and/or Assessments (list total) \$ _____
 - b. Membership Fees \$ _____
 - c. Donations & Fund Raisers \$ _____

Municipal Fire Departments must attach a statement from the municipal clerk or treasurer certifying the amount listed above.

Chief Financial Officer Signature



FY-25 Firefighting Equipment & Gear Replacement Grant



FIRE DEPARTMENT: _____ **OFIRS/NFIRS#:** _____

OPERATIONS AND PREVIOUS GRANT INFORMATION

1. Do you have written mutual aid agreements with other fire departments? _____
2. Are your firefighters covered by Worker's Compensation Insurance? _____
3. Do you have liability insurance coverage on all fire department vehicles? _____
4. How many complete sets of NFPA/OSHA approved protective clothing does your fire department have? (a complete set includes gloves, boots, hood, helmet, bunker pants and coat)

FIRE DEPARTMENT CONTACT INFORMATION - PLEASE PRINT

- A. List the name, address, and phone number of person(s) who can be contacted concerning this grant funding request.

Mayor: _____ Phone Number: _____

City Clerk: _____ Phone Number: _____

Fire Chief: _____ Phone Number: _____

Other Person(s): _____ Phone Number: _____

- B. List the name, address, and phone number of person(s) responsible for the following:

Filing Grant Forms: _____ Phone Number: _____

Handling Invoices: _____ Phone Number: _____

Ordering Equipment: _____ Phone Number: _____

FARM AND RANCH LEASE

Property: 68.19 Acres Farm Land
NE Corner of Slaughterville Road and 72nd Street

THIS LEASE, made and entered into as of the 1st day of JULY, 2025, by and between the Town of Slaughterville, Oklahoma (hereinafter called "Lessor") and Judy B. Bugher, Edna Manning, and Hayhook Limousin (hereinafter collectively called "Lessee").

WITNESSETH:

1. **DESCRIPTION.** Lessor, for and in consideration of the rents, covenants and conditions hereinafter mentioned to be paid, performed, kept, and observed by Lessee, has this day rented, leased and let and by these presents does rent, lease and let unto Lessee the surface only of real estate located:

in CLEVELAND COUNTY, OKLAHOMA, described the South Half (S/2) of the Southwest Quarter (SW/4) of Section Eight (8), Township Seven (7) North, Range One (1) West of the Indian Meridian in Cleveland County, Oklahoma, hereinafter referred to as the "Premises". Less and except approximately 9 acres within fenced area on the east side of property which is designated land for Slaughterville Park and Recreational Trails.

hereinafter referred to as "Premises". Lessee acknowledges that they have previously leased the above-described property and have inspected and accepts it in "as is" condition.

2. **TERM.** The term of this Lease shall be for a twelve (12) month period which shall commence on the 1st day of JULY 2025, and end on the 30th day of JUNE 2026, unless terminated by either party. (Reference paragraph 24.)

3. **RENT.** For the use of the Premises, Lessee shall and covenants and agrees to pay to Lessor at:

Town of Slaughterville
10701 US Hwy 77
Lexington, OK 73051

As a rental for the term hereof the total sum of Three Thousand Four Hundred Nine Dollars and Fifty Cents (\$3,409.50), which sum is payable July 1, 2025.

Lessee agrees to comply with the U.S. Department of Agriculture programs now in force and hereafter adopted pertaining to crop allotments and base preservation, conservation compliance and further agrees to maintain the full Crop allotment and Lessee will receive all government payments. It is understood that crop allotments run with the land and are not the property of Lessee.

4. **INSURANCE BY LESSEE** During the term of this Lease, or any extension allowed under the terms of this Lease, Lessee, at her sole cost and expense, shall carry and maintain liability

insurance with insurance companies admitted in the state where the policy is written. Such insurance shall be comprehensive general liability insurance, and personal injury liability insurance, insuring Lessee against liability for injury to persons or damage to property occurring in or about the Leased Premises or arising out of the ownership, maintenance, use or occupancy thereof. Said insurance shall specify a single occurrence policy limit of at least one million dollars (\$1,000,000) and shall name the Lessor as a loss payee on the same.

Lessee shall furnish Lessor copies of said insurance policies upon the execution of this Lease. Such policies shall provide that coverage may not be canceled or reduced without at least fifteen (15) days prior written notice first given to Lessor. Lessee shall have the privilege of procuring and obtaining all such insurance through its own sources; provided, however, that if Lessee fails to produce and maintain said insurance, Lessor may purchase the same at Lessee's cost, and the cost thereof shall be additional rent which shall be immediately due and payable to Lessor. Lessor, however, may elect not to purchase such insurance for Lessee's behalf and, in lieu thereof, declare Lessee's default hereunder.

5. USE OF PREMISES. Lessee shall use the Premises for grazing and general dryland farming and shall use the Premises for no other purposes whatsoever without the prior written consent of Lessor. Lessee shall not be permitted to cut or remove any trees from the Premises without the written consent of Lessor, and if such consent shall be given, the proceeds of any sale of severed timber shall belong to Lessor. Hunting and fishing rights are reserved unto Lessor.

6. CARE OF PREMISES. Lessee shall and covenants and agrees:

- (a) To keep and maintain the Premises in as good condition and repair as when received hereunder, ordinary wear and tear and damage by fire or other casualty excepted.
- (b) Pastures shall not be grazed to the extent that stands of desirable grasses and forbs are depleted. The animal stocking rate shall be reduced immediately if so directed by the Lessor.
- (c) All farming operations conducted on the Premises by the Lessee shall be in accordance with the best course of husbandry practiced in the geographical vicinity of the Premises.
- (d) To tend the Premises in such a manner as will prevent, to the fullest extent possible, any possible erosion, washing or ditching thereof; to follow the conservation plan as applied to the Premises, maintain terraces, waterways, roads and other conservation practices installed by Lessor; not to burn crop, residue or stubble.
- (e) Not to permit weeds or noxious plants or grasses to grow where the same may be kept down or eradicated by reasonable diligence or sound conservation practices.
- (f) To spray and mow the Premises as necessary in accordance with good weed control practice.

- (g) To keep and maintain the fences in a good and orderly state of repair at Lessee's sole expense.
- (h) To keep the premises free and clear of any accumulation of trash, refuse, inoperative vehicles or other equipment, scattering of wire or plastic bale tying material, except for those items already present at time of lease.
- (i) Not more than one crop shall be produced from the same land in the same crop year without the prior written consent of the Lessor.

7. LESSOR TO PAY TAXES. Lessor covenants and agrees to pay before the same become delinquent, all taxes and assessments, general and special, which may be levied and assessed against the Premises.

8. LESSEE TO PAY UTILITIES. All utilities, and utility services used by Lessee in, on or about the Premises, shall be paid for by Lessee and shall be contracted for by Lessee in her name.

9. LESSOR MAY ENTER. Lessor shall have and reserve the right to enter the Premises at all reasonable times during the term of this Lease for the purpose of examining and inspecting the same and for the purpose of surveying, planning, or making such repairs and improvements thereto as Lessor may deem necessary or advisable.

10. LIENS PROHIBITED. Nothing contained in this Lease shall constitute any consent or request by Lessor for the performance of any labor or service or the furnishing of any materials or other property in respect to the Premises, nor as giving Lessee any right, power or authority to contract for or permit the performance of any labor or services or furnishing of any materials or other property in such fashion as would permit the making of any claim against the Premises or Lessor in respect thereof.

11. APPROVAL NEEDED FOR IMPROVEMENTS. Lessee agrees that she will not build, construct or otherwise cause any permanent building, structure, fence, cattle pond, cattle feeder, barn or appurtenances thereto-to be placed upon the Premises without prior written consent of Lessor. Lessee agrees that she will not make any alterations or other improvements upon the Premises without prior written consent of Lessor. Any such changes and improvements made by Lessee shall be at her sole expense and Lessor shall in no way be responsible therefor.

12. FENCE REQUIRED FOR LIVESTOCK. In the event this Lease provides for the grazing of livestock, prior to utilizing all or a portion of the Premises for such grazing and feeding of livestock, Lessee shall at her own expense have fences constructed around the perimeter of the portion of the Premises to be used for the grazing and feeding of livestock as is necessary to restrict the grazing and feeding of livestock to such area.

13. IMPROVEMENTS TO BECOME LESSOR'S PROPERTY. Upon the termination of this Lease, whether by reason of lapse of time, cancellation, forfeiture or otherwise, any fences or other improvements of a permanent nature added to the Premises by the Lessee prior to or during the term of this Lease shall become the property of the Lessor.

14. LESSOR'S EXCLUSIVE MINERAL RIGHTS. Lessor shall have the exclusive right to drill for or mine and remove all oil, gas, gravel, coal and all minerals in, on or underlying the Premises by any method selected by Lessor or its assigns. Lessor also hereby reserves for itself and its assigns the exclusive right to pass through, on or over the premises by any convenient passage or passages in order to remove said minerals, and in order to mine, produce and remove the minerals from any other land or property now owned, leased, or thereafter acquired or leased by Lessor.

Lessor reserves for themselves all rights to collect and to accept or receive payments including surface damages caused by exploring and drilling for oil and gas, and the operation of completed wells. The Lessee hereby waives all claims against Lessor, the pipeline companies, and the Lessor's oil and gas lessee and its assigns, for all damages caused thereby except damages to crops planted. However, in the event Lessor receives surface damages from the operator, then Lessor agrees to deduct from the annual rent, pro-rata, for the land so taken by them or their assigns for said uses when the rental of such land is cash, and to reimburse the said Lessee for any actual damage she may suffer for crops destroyed.

15. LESSOR RESERVES RIGHT TO SELL. Lessor reserves the right from time to time to sell and convey any part or all of the Premises and, if it be a condition upon which such sale is contracted to be made, to cancel this Lease with respect to the part of the Premises so sold and conveyed; provided, however, any such sale contract shall contain a provision continuing the Lease as to any area containing annual growing crops planted by Lessee until such time as Lessee shall have had a reasonable opportunity to harvest such crops upon maturity, if the Lease is still valid.

- (a) That promptly after the full execution and delivery of the real estate sale contract between Lessor, as Seller, and a third party Buyer(s), covering the sale of said part of the Premises, Lessee shall give written notice of sales contract setting forth (i) the date upon which said contract was fully executed and delivered, (ii) the legal description of the real estate thereby contracted to be sold, (iii) the name(s) of the purchaser(s) under said contract, and (iv) the approximate date of closing.
- (b) That promptly after the closing, written notice of the date upon which such closing was affected shall be given by Lessor to Lessee.
- (c) That effective sixty (60) days after the date the written notice of closing provided for in (b) above is provided, this Lease shall be and stand canceled as to the part of said Premises sold (but subject to Lessee's right to harvest growing crops as set forth above), but shall remain in full force and effect as to the remainder of the Premises.

16. LESSEE'S ENVIRONMENTAL RESPONSIBILITY. Lessee shall not conduct any activity on the premises which would violate, or cause Lessor to be in violation of applicable laws, statutes, ordinances, rules, regulations, policies, orders and determinations of any governmental authority (collectively the "Applicable Law"), including, but not limited to the Comprehensive Environmental Response, Compensation and Liability Act of 1980, as amended, the Resource Conservation and Recovery Act of 1987, as amended, and the Oklahoma Controlled Industrial Waste Disposal Act, as amended, nor which would cause the presence of any substance or the existence of any condition, or the threatened release of any substance in, on, or under the surface of the Premises, or the occurrence of any event in which any substance has been disposed of or released on, in or from the Premises in any manner not permitted under Applicable Law such that Applicable Law would require (i) a report or other notice of such condition or event to any federal, state, or local governmental agency; (ii) remodel, treatment, remedial action or other procedures, or remedial action with respect to such condition or event in order to bring the Premises into compliance with all Applicable Law; (iii) contribution by any current or former owner or operator of the premises toward removal, treatment, other procedures, or other remedial action required by or that may be brought under Applicable Law with respect to the premises or any other site or location affected by such condition or event; and/or (iv) imposition of a fine or other financial consequence because of the Lessee's actions.

Lessee agrees to complete an environmental checklist on premises provided by Lessor upon request of Lessor. Lessee agrees to allow and assist Lessor with any and all on-site environmental inspections Lessor deem necessary.

Lessee will follow all label restrictions in the use of chemicals and use only chemicals that have been approved by the federal government. All non-organic waste materials will be disposed of off-premises, in a manner as approved by the Environmental Protection Agency Regulations or other appropriate governing body.

17. LESSOR'S EXCLUSIVE WATER RIGHTS. Lessor reserves all rights for the sale of water of or from any and all sources in or on the Premises and the Lessee shall not permit anyone to use said water except on written order from Lessor; and the Lessee hereby waives all claims against the Lessor and purchasers of said water, for all damages caused thereby, provided, however, the right of Lessee to the use of water for livestock which is regularly kept on said "Premises" is permitted. The Lessor shall not remove any water by sale and must provide Lessee with an acceptable reserve of livestock water for the term of the Lease. Lessor shall not be liable or responsible for water supply due to dry weather conditions, that is drought or flood water causing breakage or drainage to any water reservoir.

18. DEFAULT. If Lessee shall fail or neglect to perform or observe any of the covenants or agreements herein contained on Lessee's part to be performed or observed, then thirty (30) days after written notice of such default be given to Lessee by or on behalf of Lessor, then this Lease shall be forfeited at the election of Lessor without further notice to Lessee or any other person.

Provided, however, if any default for which notice has been given as aforesaid is remedied within said thirty (30) day period, at the sole option of the Lessor, this Lease may remain in full force and effect the same as though no such default had occurred.

19. NOTICE. All notices authorized or required between the parties or required by any provisions of this Lease shall be in writing and must be received by the parties or delivered by receipted means to the notification address of the receiving party, or to such other address as the parties may direct by notice given as herein provided. The effective date of any notice given hereunder shall be the date on which such notice is received or delivered as above set forth.

20. LEASE NOT TO BE ASSIGNED. Lessee will not assign or in any manner transfer this Lease or any interest therein or sublet the Premises or any part thereof without the prior written consent of Lessor. The granting of any such consent by the Lessor shall not release or discharge Lessee from the performance of any duties and obligations under this Lease.

21. LESSEE'S INDEMNIFICATION. Lessee covenants at all times to indemnify and to save Lessor and hold Lessor harmless from any and all loss, liability, costs or damages, including but not limited to, attorney's fees, and expenses that may occur or be claimed with respect to any person or persons, corporation, property, or chattels on or about the Premises, or to the property itself, whether resulting from any act done or omission by or through Lessee, her agents, employees, invitees or any other person on the Premises by reason of Lessee's use or occupancy; or resulting from Lessee's nonuse, or possession of the Premises and any and all loss, cost, liability or expense resulting therefrom; and at all times to maintain the Premises in a safe and careful manner.

22. MISCELLANEOUS.

- (a) The descriptive heading of the paragraphs in this Lease are solely for convenience and shall not be relied upon in construing any provisions herein.
- (b) This Lease contains the entire agreement between the parties hereto and no agreement made hereafter will be effective to change, waive, modify, discharge, or terminate this Lease, in whole or in part, unless such agreement is in writing and executed by the party, against whom enforcement of the change, waiver, modification, discharge or termination is sought.
- (c) The failure of either party hereto to seek redress against the other for violation of, or to insist upon strict performance of the terms and provisions of this Lease, will not constitute a waiver of the right to seek redress for any subsequent violation of the terms and provisions hereof, or any right to insist on strict performance hereof.

(d) This Lease and the terms and provisions hereof will be binding upon and will insure the benefit of the parties hereto and their respective successors, assigns, heirs and personal representatives.

23. CONDEMNATION. If public authority under the power of eminent domain thereof takes the Premises or any part, Lessor may elect to terminate this Lease and, in such event, any paid out unearned rent, as established on a per month basis, prorate, shall be refunded to Lessee. The Lessor reserves the right to use the property in the future for the town's sole use.

24. SPECIAL TERMS AND CONDITIONS. This Lease shall be automatically extended from year to year, under the same lease terms, unless written notice to terminate is given by either party to the other, at least four (4) months prior to the beginning of the succeeding Lease year, or unless this contract is terminated earlier under the provisions herein contained. (Reference paragraph 2).

IN WITNESS WHEREOF, the parties hereto have executed this Lease, the day and year first above written.

LESSOR:

TOWN OF SLAUGHTERVILLE

Troy Taylor, Mayor

ATTEST:

Christy Quickle, Town Clerk

LESSEE:

Judy B. Bugher

Edna Manning

Hayhook Limousin:

By: _____
Judy B. Bugher

By: _____
Edna Manning

Lessee's Mail and Delivery Notification Address:
Judy B. Bugher and Edna Manning
9700 Slaughterville Rd
Lexington, OK 73051

CIP Top 10 List

<u>ITEM:</u>	GG Priority	FD Priority	LPAC Priority	BoT Priority	Status
Equipment and Maintenance Building for Parks & Recreation (Town Hall)	2		5	9	
Tanker 2 (replace)	1	3	3	2	
Park Playground Equipment / Park Expansion				1	ARPA Funds: Budgeted in FY 2024-2025 - In progress
Rescue Unit with Equipment for Station 3	8	8	8	10	
Street Department / Park & Recreation Truck (2009 GMC Sierra 1500) (3/5/2024 - mileage is 30,126)					
Engine 1 – replace (mid 80's model)	9	4	9		
Community Center			10		
Fire Station 3 Building with generator (new building on town's 71 acres)	5	7	4	7	
Fire Station 1 Building with generator (replace to hold bigger trucks)	5	5	6	7	
Town Hall / Fire Station 3 parking lot	3			5	
Station 3 (add 3rd bay) / Station 2 (add 3rd bay if a 3rd bay doesn't fit at Station 3)				3	2025 REAP Grant: New bldg at Station 2 In progress
Fill Site (southern part of town limits)	6	6	7		
Ladder Truck for Station 3	10	10			
SCBA Fill Station (16+ years old)	7	9	4	6	
Overhaul Pump at Station 1 (refurbish)				4	GG Funds: Budgeted in FY 2024-2025 - In progress
Front Monitors (tanker 4 and 4 brush trucks)	4	1	1	8	
Replace Tanks at Station 1 (cracked)		2	2		
<u>LONG RANGE:</u>					
Pavilion and Restroom Facilities					
Streets					
Town Hall (completed addition to existing building at the end of 2021)					
Sports Complex					
Splash Pad					
Municipal Court (space and personnel)					
Police Department (building, offices, personnel, vehicles, equipment)					
Emergency Medical Service (EMS)					
Animal Control (building, vehicle, equipment and personnel)					
Gazebo (existing park)					
<u>EQUIPMENT UPGRADES AND REPLACEMENT FOR FUTURE PLANNING:</u>					
Copier					
Mowers - Tractor					
Fire Trucks					
Code Enforcement Truck (2019 Chevrolet Silverado 4x4)					
Trailers					
Heat and Air Units					
<u>COMPLETED:</u>					
Town Hall generator (large enough for the new addition of the building)					Completed in April 2022
Radio Communications (Handheld, mobile, base, pagers, secondary notification system for Fire Dept.)					Completed in 2022
SCBA – update or replace for the Fire Department					Completed in 2021
Upgrade Town Website					Completed in 2021
(2) Fiberglass Water Supply & Storage Tanks for Station 2					Completed in Sept. 2023
2023 MP Custom 16 x 83 Tandem Axle Trailer for Park & Rec Department (Equip. replacement)					Completed in Sept. 2023
Financial Software / Computer Server					Completed in 2023 / 2024
Tanker 1 (replace)					Completed in July 2024
Land Development Project (town owned property - 71 acres)					Approved Rev. Master Plan in Oct. 2023

Town of Slaughterville CIP Inventory/Assets - Top 10 List
FY 2024 - 2025

Line	Project	Category	Comment	Condition (R,I,N)*	Remaining Useful Life (yrs)	Total Project Costs (\$)	Priority (M,E,D,Y)**	Purchase Date	Funding Source
1	Park Playground Equipment / Park Expansion	Parks	Budgeted in FY 2024-2025 - In progress	N	N/A	\$580,413	E	2025	ARPA Funds
2	Tanker 2 (replace)	Public Safety	Needs replaced	N	1	\$135,000	M	12/23/2002	Public Safety Grant/GG Funds /OEC Grant/REAP Grant
3	Station 3 (add 3rd bay) / Station 2 (add 3rd bay if a 3rd bay doesn't fit at Station 3	Public Safety	New bldg at Station 2 - In progress	N	N/A	\$126,642	M	2025	2025 REAP Grant
4	Overhaul Pump at Station 1 (refurbish)	Public Safety	Budgeted in FY 2024-2025 - In progress	N	N/A	\$5,000	M	2025	GG Funds
5	Town Hall / Fire Station 3 Parking Lot	General Government	Needs repaired	I	N/A	\$330,000	D	N/A	Public Safety Grant/GG Funds /OEC Grant/REAP Grant
6	SCBA Fill Station (16+ years old)	Public Safety	Needs replaced	R	2	\$68,000	E	N/A	Public Safety Grant/GG Funds /OEC Grant/REAP Grant
7	Fire Station 3 Building with generator (new building on town's 71 acres) and Fire Station 1 Building with generator (replace to hold bigger trucks	Public Safety	Master Plan	N	N/A	\$4,000,000	D	N/A	Public Safety Grant/GG Funds /OEC Grant/REAP Grant
8	Front Monitors (tanker 4 and 4 brush trucks)	Public Safety	Need	N	N/A	\$85,000	E	N/A	Public Safety Grant/GG Funds /OEC Grant/REAP Grant
9	Equipment and Maintenance Building for Parks & Recreation	Parks & Rec.	Possibly relocate existing bldg	I	20	\$75,000	D	8/31/1996	GG Funds
10	Rescue Unit with Equipment for Station 3	Public Safety	Need	N	N/A	\$325,000	D	N/A	Public Safety Grant/GG Funds /OEC Grant/REAP Grant
					Total	\$5,730,055			
	* Denotes Condition (R = Replace I = Improve N = Need)								
	* Denotes Priority (M = Mandatory 0-1 Year E = Essential 1-2 Years D = Desirable 3-5 Years Y = Deferrable 6 years and above)								

NOTES:



Application for Temporary Vendor Permit Roadside Stands/Fireworks Stands TOWN OF SLAUGHTERVILLE

Reference: Code of Ordinances, § 13-120

(Portable, temporary Buildings, including Tents, Firework Stands, and Roadside Stands). All portable buildings, temporary buildings, tents, Firework stands, roadside stands and all other temporary vendors or structures shall register with the town, pay the appropriate fees for such registration as may be established by Resolution, and receive a temporary permit. The temporary permit application shall be set by Resolution. This provision does not apply to vendors who are selling products on their own property.

FEE REQUIRED: _____ Date: _____

1. Applicant's Name _____ Phone # _____

2. Business Name _____

3. Mailing Address _____

4. Name of Property Owner of Proposed Site _____ Phone # _____

5. Location of Portable, temporary buildings, tents, fireworks stands, and roadside stands _____

6. Description of Proposed temporary use (Business & Goods to be Sold) _____

7. Attach a copy of your State of Oklahoma Sales Tax Permit.

8. Vehicle Tag No. _____ State _____ Make _____ Model _____ Year _____

9. Time Period to do Business – From _____ to _____

10. Additional information and comments: _____

Applicant's Signature _____ Property Owner's Signature _____

I, the applicant, hereby certify by my signature the facts given in this application are true and complete to the best of my knowledge. I will abide by all applicable laws governing my establishment as required by the State of Oklahoma and the Town of Slaughterville Code of Ordinances. I understand that failure to comply with applicable laws may result in loss of permit.

I, the property owner, do hereby consent to agree for the temporary vendor/fireworks stand to be placed on my property. By signing this I certify that the above statements are true and correct and hereby affirmatively state that an official of the town has the right of entry on my property, or access to the property or neighborhood where the temporary stand is located, and the right of entry into any applicable structures at reasonable times for the purpose of inspecting my property regarding this application and compliance after the permit is granted.

Notice: Incomplete applications will not be accepted. Applications must include copies of all required documents.

Application Approved ☐

Application Denied ☐

Municipal Official or Town Clerk

§ 13-120. Miscellaneous Provisions. [Ord. No. 55, 10-17-2000; amended 10-16-2001; amended 9-17-2002; amended 11-16-2004; amended 11-18-2008; amended 6-15-2010; amended 4-21-2015; amended 9-19-2017; amended 11-20-2018; amended 12-20-2022, Ord. No. 55 §19; amended 9-19-2023 by Ord. No. 55]

- A. Abandoned or Wrecked Vehicles. No person, firm, partnership or corporation shall without valid business purpose, store, accumulate, allow to accumulate, or allow to remain stored or accumulated after receipt of notice as is hereinafter provided, any wrecked or abandoned motor vehicle, or any recyclable or non-recyclable hulk or part of a motor vehicle within view of any preexisting residence or adjoining property situated in the Town of Slaughterville. The town or any homeowner or adjoining property owner aggrieved by any violation of this section may order the removal of any motor vehicle, hulk or part stored in violation hereof upon 30 days' written notice to the owner of the land where such motor vehicle, hulk or part is stored. Upon the failure of the offending party to comply with said order, the aggrieved party may obtain injunctive and mandamus relief for the removal of matter so stored or accumulated or for screening of the matter so stored or accumulated from view from the adjoining property from the district court of the county where the residence is situated and, further; shall be entitled to recover reasonable attorneys' fees, court costs and other reasonable expenses of bringing suit. Any person, firm, partnership or corporation with valid business purpose for the above, shall ensure the real property used for such purpose is appropriate and that all zoning district requirements are met. Provided, nothing within this section shall prohibit the accumulation or storage of farm-related vehicles upon any property currently used for agricultural or ranching-related purposes. (*Reference Title 21 O.S. §1048*).
- B. Animals. Animals, may be raised or kept, as fully provided in the animal regulations set forth in § 4-101 et seq.
- C. Commercial Communication Towers. Towers shall be regulated as fully provided in the tower ordinance set forth in § 5-201 et seq.
- D. Fire Safety. All commercial property, industrial property, institutional property and all property which is intended for public use must have adequate fire safety in accordance with the rules and regulations of the Oklahoma State Fire Marshall's Office, the State of Oklahoma, and the National Fire Code.
- E. Manufactured housing, mobile home park and travel trailer park, and subdivision development. All manufactured housing, mobile home parks, travel trailer parks, and subdivisions for the same shall be developed and/or constructed in accordance with all requirements of § 13-201 et seq.
- F. Oil and Gas Well Location. No zoning compliance permit shall be issued for a dwelling located within 660 feet from an existing oil and gas well unless exceptions are allowed in the oil and gas ordinance.
- G. Phased Development. Consistent with the provision of the town's zoning compliance permit requirements, a developer or property owner may establish separate phases for a project and request permission from the Town of Slaughterville, Oklahoma, to utilize said phased development provisions. In any such situation which involves the re-zoning process, the developer, property owner, etc., must meet the conditions herein, as well as any other

requirements of the town's adopted subdivision regulations set forth in § 13-401 et seq., construction codes and the overall code of ordinances, which includes zoning compliance permit requirements. A notice of intent to request a phased development must be provided to the town clerk, accompanied by two copies of the following additional items:

1. A preliminary statement of the need for a phased development or construction, with reference to the need(s) based on the project's size.
 2. A site plan, showing phases and appropriate timetables.
 3. A statement of intent to guarantee construction, and evidence to support availability of the method(s) to be used to finance said construction.
 4. Plans and specifications for all proposed construction elements to be phased.
 5. Other requirements may be required by the town depending on the project that is being proposed.
- H. Portable and Temporary Buildings, including Tents, Firework Stands, Peddlers, Solicitors, and Roadside Stands. All portable buildings, temporary buildings, tents, firework stands, roadside stands and all other temporary vending stands, or structures, door to door peddlers, solicitors, and door to door salespersons shall register with the Town, pay the appropriate fees for such registration as may be established by Resolution, and receive a temporary permit. The temporary permit fee shall be set by Resolution and the amount of the fee shall be determined by the time frame requested for the temporary purpose. This provision does not apply to vendors who are selling products produced or made on their own property. All peddlers, solicitors, and door to door salespersons shall be licensed with the State, if applicable, and shall collect and remit sales tax. This provision does not apply to those persons who are raising money for charitable purposes.

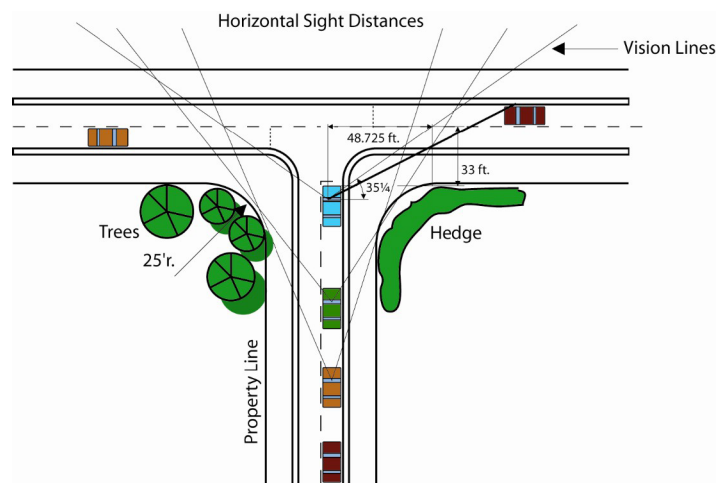
Any temporary permit may be revoked by town officials after notice and hearing, for any, but not limited to the following reasons:

1. For fraud, misrepresentation, or false statement in connection with their registration and permit;
2. Any fraud, misrepresentation or false statement made in connection with the selling of goods, wares, services or merchandise;
3. Any violation of law, including but not limited to failure to remit sales tax for any given period of time;
4. Conducted the business permitted under this section in an unlawful manner, or in such a manner as to constitute a breach of the peace or to constitute a menace to the health, safety, or general welfare of the public;
5. Engaging in the business permitted in such a manner that he has created or is creating a public nuisance as defined by state law or ordinance; or
6. To do any other act that is in violation of federal, state, or local regulations and laws.

- I. **Refuse Disposal.** The storage, collection and disposal of refuse shall be managed to create no health hazards, rodent harborage, insect breeding areas, accident or fire hazards, air pollution, water pollution, or any other public health safety hazard. All refuse must be fully contained. Burning of household trash is not allowed pursuant to the provisions contained in §18-201 et seq.
- J. **Sanitary Sewer Service.** No structure or use in any zoning district shall be erected or initiated unless and until the Department of Environmental Quality or other appropriate agency approves and certifies, at the sole cost of the property owner, that a sewage disposal system can be installed and operated effectively; provided however, that the sewage disposal system adheres to the municipal floodplain ordinance and all other pertinent ordinances. No lagoon shall be located closer than 25 feet from the property line, or the minimum setback, whichever is greater, which shall be measured from the outside base of the nearest dike.

In the event the proposed system imposes an additional sewage load on the sewage disposal system, then information must be supplied that the existing sewage disposal system will adequately process the additional capacity proposed on the existing sewage system. In the event proof cannot be obtained, then the town has the authority to make additional requirements to ensure that the sewage disposal system will handle the additional load.

- K. **Sight View Lines at Intersections.** No wall, fence, sign, structure or plant growth shall be allowed on any lot which obstructs sight view lines of drivers, persons on bicycles, or pedestrians. Moreover, nothing at an elevation above two feet six inches from the surface of the road shall be placed or maintained within a triangle formed by measuring from the middle of the intersection of the front and exterior side lot lines a distance of 33 feet along the front and side lot lines and connecting the points so established to form a sight view triangle on the area of the lot adjacent to a street intersection.



- L. **Signs.** All signs shall be in total compliance with the provisions of the Town of Slaughterville, Oklahoma, sign ordinance set forth in §13-301 et seq.
- M. **Soil Erosion and Water Drainage.**

1. Where property is traversed by a watercourse, drainage channel, minor or major tributary or river, there shall be a storm water drainage easement or drainage right-of-way conforming substantially to the lines of such watercourse, and of such width and/or construction as will be adequate for the purpose. It is desirable that the drainage be maintained by an open channel with landscaped banks and adequate width, for maximum potential volume of flow.
 2. Where topography or other conditions are such as to require drainage facilities in addition to those provided within road rights-of-way, perpetual unobstructed easements at least 15 in width for such drainage facilities shall be provided across property outside the road lines and with satisfactory access to the road. Drainage easements shall be carried from the road to a natural watercourse or to other drainage facilities.
 3. When a proposed drainage system will carry water across private land outside the property, appropriate drainage rights and easements must be secured.
 4. Low-lying lands within special flood hazard areas and subject to flooding or overflow during storm periods, shall be preserved and retained in their natural state as drainage ways.
 5. Bridges, culverts or low water crossings shall be provided where driveways are installed into continuous streets or alleys and shall generally be sized and constructed to accommodate the 100-year frequency rain, based on the drainage area involved.
- N. Temporary Housing. A housing unit, either attached to or detached from the primary housing unit on a temporary or short-to-medium term basis, as a separate living unit, is allowed. To qualify for temporary housing the unit must be:
1. Employed on a non-permanent basis.
 2. Approved administratively by the Town Administrator, or their designated representative, as fully set forth herein, with requirements for approval including:
 - a) There must be no conflicts with the private covenants in effect for the subdivision, if applicable;
 - b) All setbacks must be complied with or have a variance approved.;
 - c) The total lot coverage by all residential structures must not exceed 65% of the lot; and
 - d) All codes and fire distance separation rules must be observed.
 3. Travel trailers, recreational vehicles, toy haulers, and other like vehicles (all of which shall be referred to in this section as “recreational vehicles”) are allowed as temporary housing only, and must meet the following requirements:
 - a) Any person requesting a permit to reside in a “recreational vehicle” must apply for and receive a temporary zoning compliance permit.
 - b) Once application is made, the Code Enforcement Officer, or their duly appointed

representative shall inspect the “recreational vehicle” to ascertain whether the “recreational vehicle” meets the following minimum requirements as set forth in Ordinance 59, §13-203, and as follows:

- 1) Sanitary facilities: every “recreational vehicle” shall contain not less than a kitchen sink, lavatory, tub or shower, and a water closet (toilet) all in working condition when properly connected to an approved water and sewer system. Every plumbing fixture and water and waste pipe shall be in sanitary working condition free from leaks and obstructions.
 - 2) Hot and cold water supply: every kitchen sink, lavatory and tub or shower in the “recreational vehicle” must be connected to a supply of both cold and hot water.
 - 3) Water heating facilities: every “recreational vehicle” shall have water-heating facilities in safe, working condition.
 - 4) Smoke detector: every “recreational vehicle” shall be provided smoke detector installed in accordance with the manufacturer’s recommendations and listing.
 - 5) Windows: every habitable room excluding bathrooms, kitchens, and hallways shall have at least one window that can be opened, facing directly to the outdoors.
 - 6) Ventilation: every habitable room shall have at least one window which can be opened or such other device that will ventilate the room.
 - 7) Electrical: every “recreational vehicle” shall have an electrical service that is in safe, working condition.
 - 8) Exterior walls: the exterior of the “recreational vehicle” shall be free of loose or rotting boards or timbers and any other conditions that might admit rain or moisture to the interior portions of the walls or to the occupied spaces of the “recreational vehicle”. No tarps shall be allowed.
 - 9) Exterior siding: the exterior siding of the “recreational vehicle” shall be free of rot and unreasonable amounts of rust that could impair the structure.
 - 10) Roofs: roofs shall be structurally sound and have no obvious defects, which might admit rain or cause moisture to collect on the interior portion of the “recreational vehicle.”
 - 11) Interior floors, walls, and ceiling: every floor, interior wall and ceiling shall be in sound condition to prevent the admittance of rain or moisture.
- c) All “recreational vehicles” must be connected to utilities such as electricity, sewage, and water;
- d) If all of the above has been met, then the Town Administrator, or their duly appointed representative, shall issue a temporary zoning compliance permit for no more than one year.

- e) An extension shall be allowed by proper application and approval, without the necessary permit fee, for good reason, but the extension shall not exceed an additional one-year period of time.
 - f) An applicant may appeal a decision of denial by the Town Administrator to the town Board of Trustees by providing written notice of their intent to appeal with the Town Clerk within 15 days of the date of recommended denial. The town Board of Trustees may reverse, uphold, or modify the recommendation of the Town Administrator.
- O. Accessory houses, including but not limited to, guest houses, pool houses, garage apartments, whether attached or detached, permanent in nature or as a separate living unit, but in no event a manufactured home or a recreational vehicle:
- 1. Cannot be sold separately;
 - 2. Must be approved through a use permitted on review;
 - 3. Must have adequate sewage disposal and water for the total number of bedrooms contained therein; and
 - 4. Shall not be intended for the purpose of rental or a boarding house.