

AMENDED MINUTES

Tuesday, January 5, 2010

The Trustees of the Tulsa County Public Facilities Authority met at the hour of 9:00 a.m. at Expo Square, 4503 East 21st Street, Tulsa, Oklahoma at ExpoServe at Armory Hall, with the following members present: BOCC Chairman, Karen Keith; Fred Perry; Member; John Smaligo, Member; Daryl Woodard, Member; Mike Spradling, Member. Others present: Mark Andrus, President/CEO; Thomas G. Hilborne, Jr., Counsel; Teresa Clayton, Deputy Secretary. A copy of the Agenda was posted in the lobby of the Tulsa County Administration Building on December 30, 2009 at 12:49 p.m. A copy of the Revised Agenda was posted in the lobby of the Tulsa County Administration Building on December 30, 2009 at 2:12 p.m. A copy of the Amended Revised Agenda was posted in the lobby of the Tulsa County Administration Building on December 30, 2009 at 4:29 p.m.

[Daryl Woodard signed the Oath of Office and Acceptance by Trustee to become a board member of the Tulsa County Public Facilities Authority – effective this date at 8:56 a.m.]

The BOCC Chairman Karen Keith called the meeting to order at 9:02 a.m. and the following business was transacted:

Agenda Item #2 (Nominations of Vice Chairman) was deferred

Agenda Item #3 (Nominations of Secretary) was deferred

Moved by Smaligo, seconded by Woodard, to amend and approve the minutes of the December 15, 2009 Regular Meeting and approve the minutes of the December 22, 2009 Special Meeting. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Perry, seconded by Spradling, to accept and file 2010 Operating Budget. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Smaligo, seconded by Woodard, to accept and file October 2009 Financials. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Woodard, seconded by Smaligo, to award contract proposal for Website Services to Creative State. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Smaligo, seconded by Spradling, to approve permission to access Excess Excise funds for insulation for Ford Explorer Barn in the amount up to \$120,000. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Smaligo, seconded by Spradling, to award and reject bid recommendations for the Renovation of Ford Explorer Barn as follows:

Bids Awarded

1. 03A Concrete – Cantera Concrete \$45,900
2. 04A Masonry – Richland Commercial \$47,225
3. 07A Waterproofing – Waterproofing Specialist \$8,542
4. 08A Hollow Metal Material – Builders Supply \$2,240
5. 08B Door Hardware – Murray Womble \$3,822
6. 08C Installation of Doors & Hardware – Rekab Builders \$865
7. 08D Overhead Doors – Tulsa Overhead Door \$121,250
8. 13A Metal Building – Vanguard Builders, Inc. \$398,567
9. 16A Electrical – Moore Electric \$93,113.41

Bids Rejected

1. 09A Painting
2. 15A Mechanical

Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Spradling, seconded by Smaligo, to award quote recommendations for the Renovation of Ford Explorer Barn as follows:

1. 2A Demolition – Ark Wrecking \$25,690
2. 5A Miscellaneous Steel – Bennett Steel \$21,500

Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Woodard, seconded by Perry, to approve Addendum #1 for Stalls for Oklahoma Ford Dealers Barn. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Woodard, seconded by Perry, to approve Addendum #2 for Stalls for Oklahoma Ford Dealers Barn. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

A complete list of all information relating to the following bids is on file and available for public inspection in the office of the President/CEO.

Sealed bids were received and opened for Stalls for Oklahoma Ford Dealers Barn. The bidders were four in numbers as follows:

	<u>Base Bid</u>	<u>Alternate</u>	<u>Total</u>
LEF, Inc.	\$658,301.64	\$10,112.46	\$668,414.10
OCI	\$382,856.76		\$382,856.76
Preifert Ranch Equipment	\$430,000	\$17,000	\$447,000

WW Manufacturing

\$401,000

\$401,000

Moved by Smaligo, seconded by Woodard, to refer opened bids to staff for review and recommendation. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Smaligo, seconded by Woodard, to approve Personnel Actions (complete listings in President/CEO's miscellaneous file). Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Woodard, seconded by Spradling, to ratify Facilities Lease Agreements, and Miscellaneous Contracts (complete listings in President/CEO's miscellaneous file). Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Smaligo, seconded by Perry, to approve all claims, including payroll, and to ratify all handwritten checks (complete listing in President/CEO's miscellaneous file). Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Moved by Woodard, seconded by Perry, to convene to Executive Session to discuss and consider the employment and/or appointment of the President/Chief Executive Officer of the Authority pursuant to 25 O.S. Sec. 307 (B)(1). Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

Executive Session began at 9:37 a.m.

Executive Session ended at 10:39 a.m.

[Trustees returned to regular open session]

Moved by Woodard, seconded by Perry, to approve the President/CEO's Employment Contract for Mark Andrus with the modification of three (3) weeks vacation. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

President/CEO's Activity Report:

- Asked Trustee Spradling to help with the review of the opened Stall Bids
- 2009 Tulsa State Fair is expected to show an estimated profit of \$400,000

Moved by Perry, seconded by Smaligo, to adjourn the meeting. Upon roll call, Woodard, yes; Spradling, yes; Smaligo, yes; Perry, yes; Keith, yes. Motion carried.

The BOCC Chairman adjourned the meeting at 10:41 a.m.

Chairman

Secretary