

**MINUTES
PRYOR ECONOMIC DEVELOPMENT TRUST AUTHORITY
SPECIAL MEETING
MONDAY, OCTOBER 19TH, 2020
12:00 P.M.**

THE PRYOR ECONOMIC DEVELOPMENT TRUST AUTHORITY MET IN SPECIAL SESSION IN CITY COUNCIL CHAMBER, 12 NORTH ROWE STREET, PRYOR, OKLAHOMA AT THE ABOVE DATE AND TIME.

TRUSTEES: **FRED SORDAHL, ARIANNA DERR, DARRELL MOORE, DON BERGER, SCOTT MILLER, GENE DILLARD, LARRY WILLIAMS

EX-OFFICIO TRUSTEES: JARED CRISP - MUNICIPAL UTILITY BOARD GENERAL MANAGER, LARRY LEES - MAYOR

1. CALL MEETING TO ORDER, PRAYER, PLEDGE OF ALLEGIANCE - MR. SORDAHL.

The meeting was called to order by Mr. Sordahl at 12:05 p.m. Prayer and Pledge of Allegiance were led by Arianna Derr.

2. ROLL CALL - MRS. COATS.

Roll call was conducted by Mrs. Coats. Trustees present included: Fred Sordahl, Arianna Derr, Don Berger, Gene Dillard, Larry Williams, Jared Crisp and Larry Lees. Trustees absent: Darrell Moore and Scott Miller.

Others present: Terry Aylward.

3. APPROVE MINUTES FROM THE SEPTEMBER 21ST, 2020 MEETING.

Motion was made by Derr, second by Williams to approve minutes from the September 21st, 2020 meeting. Voting yes: Williams, Derr, Berger, Dillard, Sordahl. Voting no: none.

4. DISCUSS, POSSIBLY RECOMMEND COUNCIL ACTION REGARDING APPROVAL OF THE SCHEDULE FOR THE 2021 ECONOMIC DEVELOPMENT TRUST AUTHORITY MEETINGS.

Motion was made by Derr, second by Williams to recommend Council action regarding approval of the schedule for the 2021 Economic Development Trust Authority meetings. Voting yes: Derr, Berger, Dillard, Sordahl, Williams. Voting no: none.

5. DISCUSSION AND POSSIBLE ACTION REGARDING ACCEPTING CONVEYANCE FROM CITY OF PRYOR CREEK, OKLAHOMA BY QUIT CLAIM DEED TO EDTA FOR THE PURPOSE OF MARKETING THE PROPERTY FOR REDEVELOPMENT, TO WIT: 421 SE 4TH STREET, LOT NUMBERED TWENTY-TWO (22) IN BLOCK NUMBERED ONE (1) OF PRYOR HEIGHTS ADDITION. THIS PROPERTY WAS OBTAINED BY CITY OF PRYOR CREEK VIA MAYES COUNTY AUCTION.

Motion was made by Williams, second by Derr to approve accepting conveyance from City of Pryor Creek, Oklahoma by quit claim deed to EDTA for the purpose of marketing the property for redevelopment, to wit: 421 SE 4th Street, Lot Numbered Twenty-two (22) in Block Numbered One (1) of Pryor Heights Addition. This property was obtained by City of Pryor Creek via Mayes County auction. Voting yes: Berger, Dillard, Sordahl, Williams, Derr. Voting no: none.

6. DISCUSSION AND POSSIBLE ACTION REGARDING OPENING AND REVIEWING BIDS RECEIVED FOR 9 PROPERTIES OR TO REBID THE PROPERTIES INCLUSIVE OF DUCKWALD PROPERTY.

It was discussed that since bids were received for the 9 properties, there is no reason to reject them without viewing them. Two bids were received and considered. One bid was received via email from Trey Larremore and Travis Butler in the amount of \$30,000.00. One sealed bid was received from Travis Condry in the amount of \$2,500.00. Williams confirmed that the City Attorney approved opening of the bids received after the deadline. It was also confirmed that the City Attorney stopped the quiet title process until the bids were considered.

7. DISCUSSION AND POSSIBLE ACTION REGARDING ACCEPTING THE HIGHEST AND BEST BID FOR THE 9 PROPERTIES AS IS IN THE INTEREST OF THE CITY.

Motion was made by Dillard, second by Berger to accept high bid received from Trey Larremore and Travis Butler of Butler Homes in the amount of \$30,000.00 for 9 properties as in the best interest of the City. Other bid received: Travis Condry in the amount of \$2,500.00. Voting yes: Dillard, Sordahl, Williams, Derr, Berger. Voting no: none.

8. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVED ACTION FROM THE SEPTEMBER 21ST, 2020 MEETING TO QUIET THE TITLES FOR 9 PROPERTIES.

No action.

9. DISCUSSION AND POSSIBLE ACTION REGARDING ADVERTISING RFP FOR SALE OF DUCKWALD PROPERTY.

Motion was made by Williams, second by Derr to approve advertising RFP for sale of Duckwald property.

Mayor stated that he will be happy to advertise that we are taking offers on this property. It was agreed to accept offers up through November 4th, 2020, and discuss any offers received at the November 9th, 2020 EDTA meeting.

Voting yes: Sordahl, Williams, Derr, Berger, Dillard. Voting no: none.

10. ECONOMIC DEVELOPMENT UPDATES.

Mayor Lees reported that the City's Floodplain Manager is working with them on the Salt Branch Creek, which includes the property gifted from Mr. Giles. Mayor handed out a map highlighting sections of land under current consideration for development, some of which are further along in development stages than others. Sordahl asked if the land being considered by the hospital is a part of the property gifted by Mr. Giles. Mayor confirmed that it is, and they have merely asked for permission to conduct a site analysis. Sordahl stated that it was a surprise to see this information in The Paper without it coming to this Trust. Sordahl sees the Trust floundering without purpose when no discussion has been had with them regarding this type of possible development. He expects the Trust to be involved in those discussions at some point in time, instead of having to read it in The Paper.

11. ADJOURN.

Motion was made by Williams, second by Derr to adjourn at 12:32 p.m. All voted yes.