

**MINUTES
PRYOR ECONOMIC DEVELOPMENT TRUST AUTHORITY
REGULAR MEETING
MONDAY, AUGUST 8TH, 2022
12:00 P.M.**

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

TRUSTEES: **ADAM ANDERSON, ARIANNA DERR, DARRELL MOORE, FRED SORDAHL, DON BERGER, SCOTT MILLER, LARRY WILLIAMS
EX-OFFICIO TRUSTEES: JARED CRISP - MUNICIPAL UTILITY BOARD GENERAL MANAGER, LARRY LEES - MAYOR

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

The meeting was called to order by Adam Anderson at 12:00 p.m. Prayer and Pledge of Allegiance were led by Mayor Lees. Members present: Sordahl, Derr, Berger, Anderson. Members absent: Williams, Moore, Miller.

Others in attendance: Mayor Lees, Jared Crisp, Kim Ritchie, Barbara Hawkins, Jennie LaFave, Meredith Olson, Rickey Hayes, Drew Stott, Chris Curnutt, Cambra Fields and Terry Aylward.

2. APPROVE MINUTES FROM THE JULY 11, 2022 REGULAR MEETING.

Motion was made by Derr, second by Sordahl to approve minutes from the July 11th, 2022 regular meeting, with an amendment to Item 5, stating that Mayes County HOPE wants the grant application to come from Grand Gateway. Derr named Mayes County in the meeting inadvertently. Voting yes: Sordahl, Derr, Berger, Anderson. Voting no: none.

3. PETITIONS FROM THE AUDIENCE.

Drew Stott spoke regarding his desire to see the Castle Theater saved. He hopes it can be repaired and utilized for something. He stated that it was donated to the city, and the city should do everything they can to honor that donation. He stated that his own family donated property downtown for a pocket park several years ago and it has not been done. He also noted that the property would be difficult to sell or utilize for something else, due to its location.

4. REPORT FROM PRYOR AREA CHAMBER OF COMMERCE PRESIDENT, BARBARA HAWKINS.

Hawkins reported that they continue to work on Rocklahoma, Dam J.A.M. and Born and Raised, which are all coming up next month. She stated that they have plenty of volunteers for Rocklahoma, but they would welcome more for Born and Raised. They also continue to work on Jefferson Highway and the trails. They are working on an area-wide chamber alliance, as well.

5. REPORT FROM PRYOR MAIN STREET DIRECTOR, JENNIE LAFAVE.

LaFave reported that there is a lot required for the TSET Grant we have been awarded. TSET is requiring a project manager for the job. She requested approximately \$16,000.00 for the project manager, as well as a letter of support from the city.

LaFave informed Mr. Stott that the Pocket Park is part of the Downtown plan.

Derr stated that TSET will have grants available every year, so we need to do everything required by them in order to be considered for future grants. Derr asked what the deadline is for securing a project manager. LaFave stated that they have a report due on August 10th, but they have not given a specific deadline; however, the support letter is due by September 30th.

It was discussed that this would require an RFP, and Mayor stated that he could give direction on getting that out.

6. REPORT FROM ECONOMIC DEVELOPMENT CONSULTANT, RICKEY HAYES.

Mr. Hayes reported that OML will be in Tulsa in a few weeks, and they will have several options for project managers. He also reported that they are still in the process of moving their offices for, hopefully, the last time. He continues to work with Eco Alliance.

There are several things in the works right now. There is a group seeking to build an Assisted Living/Senior Living facility. There is also a local hotel owner wanting to sell, and an Oklahoma City hotel company wanting to buy. There is also discussion taking place regarding multi-family housing in downtown and historical areas. He continues to visit with a number of possible retailers, as well.

Anderson requested reports from Hayes regarding Pryor statistics that include numbers and percentages. He understands that Mr. Hayes cannot divulge names of interested parties. Derr asked Mr. Hayes if the city can assist with local franchises. Mr. Hayes stated that capital is the big issue. Sordahl stated that a proper location is also an issue.

7. DISCUSSION AND POSSIBLE ACTION REGARDING CONTRIBUTING FUNDS TO THE 20% MATCH OF THE COUNTY-WIDE SAFE ROUTES TO SCHOOL GRANT PROJECT, TO BE INCLUDED IN A WRITTEN SUPPORT LETTER FROM CITY COUNCIL. PRESENTATION FROM MAYES COUNTY HOPE ON BEHALF OF MAYES COUNTY TRAILS ALLIANCE, ARIANNA DERR.

Motion was made by Sordahl, second by Berger to table contributing funds to the 20% match of the county-wide Safe Routes to School grant project, to be included in a written support letter from City Council. Presentation from Mayes County HOPE on behalf of Mayes County Trails Alliance, Arianna Derr.

Derr spoke regarding the item in the agenda packet. She explained that there are two parts to this grant. The first part is a county-wide Comprehensive Safety Action Plan, which is what she spoke about today. Once the action plan portion is completed, we can be in a shovel-ready position to apply for the second part, which is the implementation portion. There are at least eight entities with whom they are visiting to assist with the 20% match, which will be \$80,000.00, as the full grant amount is \$400,000.00. These entities are Pryor Schools, Chouteau Schools, Locust Grove Schools, Salina Schools and each of those municipalities, as well as the county, MidAmerica Industrial Park, Adair, Langley and Spavinaw.

Derr emphasized that this project is a benefit to the whole county for multiple reasons: 1) safety; 2) health; 3) economy. She also stressed that this application is due September 15th.

Sordahl recommended that this be tabled and allow City Council to address it at its next meeting. Voting yes: Derr, Berger, Anderson, Sordahl. Voting no: none.

8. DISCUSSION AND POSSIBLE ACTION REGARDING CREATION OF A SPORTS ECONOMIC IMPACT GRANT IN ORDER TO FUND GRANTS TO YOUTH SPORTS ORGANIZATIONS WHO CURRENTLY UTILIZE CITY FACILITIES FOR THEIR SPORTS COMPLEX.

Motion was made by Sordahl, second by Berger to approve creation of a Sports Economic Impact Grant in order to fund grants to youth sports organizations who currently utilize city facilities for their sports complex. After some discussion, the amount of "up to \$5,000.00" was agreed upon for each organization upon application. Voting yes: Berger, Anderson, Sordahl, Derr. Voting no: none.

9. DISCUSSION AND POSSIBLE ACTION REGARDING GRANTING SPORTS ECONOMIC IMPACT GRANT TO:

- a. PRYOR YOUTH BASEBALL**
- b. PRYOR YOUTH FOOTBALL**
- c. MAYES COUNTY SOCCER**
- d. LAKE AREA SOFTBALL ASSOCIATION**

- a. Pryor Youth Baseball**
- b. Pryor Youth Football**

No action taken. No applications were received from Pryor Youth Baseball or Pryor Youth Football.

Anderson moved to Item d.

d. Lake Area Softball Association

Motion was made by Derr, second by Berger to approve granting Sports Economic Impact Grant in the amount of up to \$5,000.00 to Lake Area Softball Association, toward shade over the bleachers, which will be a \$15,000.00 project. Cambra Fields spoke regarding the need for this project. She stated they also plan to seek funding from the Hotel / Motel Tax Allocation Board, and they plan to apply for an O.D. Mayor grant. Voting yes: Anderson, Sordahl, Derr, Berger. Voting no: none.

Anderson moved back to Item c.

c. Mayes County Soccer

Motion was made by Sordahl, second by Derr to table granting Sports Economic Impact Grant to Mayes County Soccer. Voting yes: Sordahl, Derr, Berger, Anderson. Voting no: none.

10. DISCUSSION AND POSSIBLE ACTION REGARDING CREATION OF A LOAN PROGRAM AND/OR GRANT PROCESS FOR ASSISTANCE TO DOWNTOWN BUILDING OWNERS IN UPDATING OR RESTORING STORE FRONTS.

Motion was made by Derr, second by Berger to amend "creation of a loan program and/or grant process" for assistance to downtown building owners in updating or restoring store fronts to "approve creation of a committee" as discussed, and report back with their findings at the next meeting. It was agreed that they need a formal process mapped out. Main Street has a similar program, but it only applies to the downtown corridor and for facades. The EDTA will have a wider range of area and projects. LaFave stated that she has a form the EDTA can refer to in creating their application. It was also agreed that the amounts would be determined on a case-by-case basis. Voting yes: Derr, Berger, Anderson, Sordahl. Voting no: none.

11. DISCUSS, POSSIBLY RECOMMEND COUNCIL ACTION REGARDING DISPOSITION OF THE CASTLE THEATER.

No action. Mayor does not want to rush this decision. Terry Lamar plans to go through the theater and identify areas that can be documented for posterity-sake in the near future.

12. DISCUSSION WITH TRUST MEMBERS CONCERNING THE NEXT STEP IN ASSISTING LOCAL SPORTS ORGANIZATIONS IN SECURING ADDITIONAL FUNDS THROUGH:

- a. HOTEL MOTEL TAX**
- b. OD MAYOR FOUNDATION**

c. CHEROKEE NATION

No action.

13. REVIEW OF FINANCIAL REPORT, MAYOR LEES.

Mayor reported that the current balance in the EDTA fund is \$84,059.00, and another \$50,000.00 is budgeted for approval at City Council on August 16th.

14. ECONOMIC DEVELOPMENT UPDATES - MAYOR LEES, MUB GM JARED CRISP.

Due to the lateness of the hour Mayor and Mr. Crisp gave no reports.

15. DISCUSSION AND POSSIBLE ACTION REGARDING RESCHEDULING THE SEPTEMBER MEETING FROM THE 12TH TO THE 19TH.

Motion was made by Derr, second by Berger to reschedule the September meeting from the 12th to the 19th. Voting yes: Derr, Berger, Anderson, Sordahl. Voting no: none.

16. UNFORESEEABLE BUSINESS.

There was no unforeseeable business.

17. ADJOURN.

Motion was made by Derr, second by Sordahl to adjourn at 1:48 pm. Voting yes: Berger, Anderson, Sordahl, Derr. Voting no: none.