

April 22, 2024

The Board of County Commissioners of Osage County met at 10:00 A.M., April 22, 2024, in the OSU Extension Building at Osage County Fairgrounds. Members present were Interim Anthony Hudson, Steve Talburt, and Charlie Cartwright.

Guests present were Stacey Brace-County Clerk 1st Deputy/HR, Jerry Butterbaugh-OCIA, Nona Roach-OCIA, Dalton Higgins-Owners Rep, Ty Loftis-KPMG Radio, Sally Hulse-Treasurer, Ed Quinton-Assessor, Kay Kellery-E911, Robert Smith-Pawhuska Journal Capital, Dee Chambers-Free Fair, Ashley Kane-ADA, Jerry Roberts-Emergency Management, Cindy Murphy-D#2 1<sup>st</sup> Deputy, Ryan Walker-Sheriff Deputy, Kelly Chouteau-Election Board, Sarah Patterson-Health Department, Scott Haywood-Health Department, Gary Upton-Under Sheriff, Katie Davis-Emergency Management, Kay Bills-OCIA, Dave Slack, Bud Beaston, Kevin Harrison, Noah Sturm, Kevin Paslay and Bart Perrier.

Charlie Cartwright called the meeting to order.

Steve Talburt led the prayer.

Anthony Hudson led the flag salute.

There was no new business.

Anthony Hudson moved to approve and sign minutes for April 15, 2024. Steve Talburt seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried.

Steve Talburt moved to approve blanket purchase orders #246178-#246190. Anthony Hudson seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried.

Steve Talburt moved to audit and allow purchase orders for payment. Anthony Hudson seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried. The following purchase orders were approved for payment: 245525 OKLAHOMA NATURAL GAS 85.67; 246143 VISTA COM 5324.00; 245251 BRUCKNER'S TRUCK SALES 13579.42; 246007 GUY ENGINEERING SERVICES 3113.20; 245083 OKLAHOMA DEPARTMENT OF PUBLIC SAFETY 25.00; 245432 REDLANDS OFFICE SOLUTIONS 219.95; 245916 PITNEY BOWES GLOBAL FINANCIAL SERVICES 210.72; 246028 MERRIFIELD OFFICE SUPPLY 427.98; 245663 AT&T U-VERSE 198.23; 245665 LEAF 291.04; 245353 ALLEN BROTHERS FEED 655.00; 245414 LOWE'S 139.47; 240219 GLENN SECURITY SYSTEMS 200.00; 243921 OKLAHOMA NATURAL GAS 287.24; 244278 QUADIENT LEASING USA 3657.00; 244630 S&M MOBILE 105.00; 244678 AT&T 188.21; 244852 PITNEY BOWES RESERVE ACCT 1500.00; 245181 GLENN SECURITY SYSTEMS 120.00; 245425 M3 STORAGE SOLUTIONS 482.00; 245440 DISH NETWORK 131.11; 245442 TOUCHTONE COMMUNICATIONS 17.98; 245444 US CELLULAR 210.92; 245453 LEAF 1470.73; 245555 KAMO ELECTRIC COOPERATIVE DBA K-POWERNET 270.00; 245648 OKLAHOMA DEPARTMENT OF PUBLIC SAFETY 990.00; 245717 P&K EQUIPMENT 1484.04; 245747 HILTON GARDEN INN 110.00; 245795 AT&T 1773.51; 245810 FORMBY OIL COMPANY 1130.24; 245811 MERRIFIELD OFFICE SUPPLY 796.70; 245936 TOUCHTONE COMMUNICATIONS 31.58; 245972 MERRIFIELD OFFICE SUPPLY 224.67; 245975 THE FAIRFAX CHIEF 387.68; 245979 HOMINY AUTO SUPPLY 706.35; 245994 XEROX CORPORATION 208.01; 245999 OKLAHOMA NATURAL GAS 660.49; 246006 CITY OF PAWBUSKA 5764.66; 246058 ALL LIT UP ELECTRIC 810.00; 246065 AT&T 370.00; 246073 THE FAIRFAX CHIEF 270.82; 246083 M3 STORAGE SOLUTIONS 1300.00; 246098 OKLAHOMA NATURAL GAS 1780.38; 246114 US CELLULAR 282.24; 246116 OKLAHOMA NATURAL GAS 98.79; 246125 QUADIENT LEASING USA 748.23; 246149 AT&T 188.20; 246150 POWELL FUNERAL HOME 250.00; 240865 LOWE'S 56.40; 244966 OKLAHOMA NATURAL GAS 46.49; 245497 B&C BUSINESS PRODUCTS 30.00; 245508 TOUCHTONE COMMUNICATIONS 22.87; 245675 OFFICE DEPOT 194.57; 245676 CINTAS CORP 671.34; 245716 AMERICAN ELECTRIC 1640.00; 246008 WRS GROUP 541.94; 246084 JOURNEYWORKS PUBLISHING 318.45; 246095 HILTON GARDEN INN 220.00; 243948 ACE HARDWARE/CORNERSTONE BUILDING CTR 191.36; 244160 S&M MOBILE 440.00; 244252 O'REILLY AUTOMOTIVE 2015.46; 244257 O'REILLY AUTOMOTIVE 1001.85; 244493 THOMPSON BROTHERS WELDING 506.46; 245103 C&G OILFIELD EQUIPMENT 346.96; 245107 O'REILLY AUTOMOTIVE 27.99; 245120 UNIFIRST 354.58; 245122 UNIFIRST 361.71; 245259 REDWING BUSINESS ADVANTAGE ACCOUNT 150.00; 245397 CANDY CREEK CRUSHER 4686.09; 245417 REDWING BUSINESS ADVANTAGE ACCOUNT 150.00; 245434 LOWE'S 207.10; 245517 WARREN CAT 2481.06; 245635 LOWE'S 524.39; 245637 TULSA COUNTY HIGHWAY CONSTRUCTION SIGNS 234.00; 245638 FENSCO 349.44; 245680 STEVE TALBURT 249.12; 245776 TULSA ASPHALT 3122.25; 245827 CITY OF SKIATOOK 769.63; 245830 COX BUSINESS 264.40; 245831 US CELLULAR 29.49; 245843 ROLLING PRAIRIE 196.80; 245860 UNIFIRST 351.03; 245861 UNIFIRST 354.58; 245894 CANDY CREEK CRUSHER 4592.76; 245897 FENSCO 537.60; 245900 VERMEER GREAT PLAINS 458.30; 245921 FENSCO 1047.20; 245985 YELLOWHOUSE MACHINERY 1840.17; 246015 DIRECT DISCOUNT TIRE OF STILLWATER 4980.00; 246018 BRUCKNER'S TRUCK SALES 392.37; 246022 KAZ COMPANIES 3373.35; 246023 ERGON ASPHALT & EMULSIONS 12876.52; 246053 S&M MOBILE 196.86; 246066 JUNIORS LOCK & ALARMS 308.80; 246090 WARREN CAT 150.00; 246093 INDIAN ELECTRIC COOPERATIVE 356.38; 246099 CHARLIE CARTWRIGHT 35.33; 246110 DIRECT DISCOUNT TIRE OF STILLWATER 1809.60; 246117 TOUCHTONE COMMUNICATIONS 29.22; 246118 RONNOCO COFFEE 187.15; 246119 OKLAHOMA NATURAL GAS 206.49; 246138 GALLS 2385.82; 244790 PHOENIX INSURANCE 25.00; 245658 OKLAHOMA NATURAL GAS 78.19; 245992 SPECIAL OPS UNIFORMS 2968.41; 246088 JOHNSTON VETERINARY CLINIC 45.00; 246089 OKLAHOMA EMPLOYMENT SECURITY COMMISSION 72.50; 246144 BOBBY SAPPINGTON JR. 631.60; 243673 MARY BETH MOORE 7226.64; 245885 A PLUS PRINTING 165.51; 245889 A PLUS PRINTING 159.79; 245518 LEXIS NEXIS RISK SOLUTIONS 200.00; 245806 SPC OFFICE 145.00; 246034 KELLPRO 288.00; 245216 ROYAL-T PEST CONTROL 45.00; 245762 PREFERRED BUSINESS SYSTEMS 90.00; 245764 TOUCHTONE COMMUNICATIONS 28.46; 245981 CPI FOODS

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1517.76; 246081 OKLAHOMA STATE DEPARTMENT OF HEALTH 175.00; 246103 CTC COMMISSARY 3904.40; 246105 CITY TELE COIN COMPANY 922.03.

There were no Utility Permits.

Anthony Hudson moved to approve and sign Collaborative Jail Services Agreement for Sheriff with Family & Childrens Services, Inc. Steve Talburt seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried. (#27)

Steve Talburt moved to approve and sign Contract for Bid #24-15 Generators for Warden LLC DBA Warten Generators for \$28,626. Anthony Hudson seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried. (#27)

Anthony Hudson moved to approve to pay Dalton Higgins \$3,750 monthly Owners Rep fee for Courthouse Renovation Project from ARPA 1566-1-8020-2005. Steve Talburt seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried.

Steve Talburt moved to approve District #1 quotes to replace three metal doors from Lucas Metal Works for \$5,049.70 and labor from Blake Cypert for \$3,300 to be paid from Gen Gov Maintenance of Buildings & Structures 0001-1-2000-2050. Anthony Hudson seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried. (#27)

Steve Talburt moved to approve and sign Annual Service Contract for Health Department with Hominy Family Health Center to provide Radiology Services for no more than \$2,500 for July 1, 2024 through June 30, 2025. Anthony Hudson seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried. (#27)

The Board acknowledged letter from Planning & Zoning adding Requisitioning Officer Anthony Hudson and removing Everett Piper from same.

Anthony Hudson moved to approve and sign Cash Fund Estimate of Needs (SAI 308) for Town of Osage for \$1,098.89. Steve Talburt seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried.

Under Citizen's Input, Kevin Harrison stated this comment has nothing to do with Dalton Higgins personally, but he is concerned the County keeps putting out money for stuff that he feels a County Employee can do, like Tony Reeves. Harrison stated that when you hire a general contractor, they are responsible for taking care of this stuff, and we pay Higgins to oversee a general contractor. Harrison stated he understands that sometimes that's fine, but for the County, we are spending a lot of money that can be better utilized, like improving the Courthouse and inspecting buildings. Harrison stated Tony Reeves is more than capable of inspecting the buildings as he is over-maintenance. He is the one who knows what is going on. Anthony Hudson stated Reeves is not certified to do all of that. Harrison inquired what stops him from being certified to go out and tell the Board what is wrong with a building. Hudson responded, everything; he is not qualified. Harrison inquired what makes Higgins qualified. Hudson stated he took engineers to do it. Harrison asked what Higgins's qualifications were and whether he was an engineer. Hudson stated no, so he took an engineer out there. Harrison stated that makes no sense. Hudson responded individual people know roofing, footage, footings, and everything else. Harrison stated he understands that, but the thing is, the County has someone to take them out there who does not cost any more money. If the Board wants to have something inspected, the Board can call someone out there to have them take a look and ask what the price would be and the companies would give an estimate of the cost of repairs. Harrison stated we do not need to pay someone, which is not an insult to Higgins. This is the fact the County needs to save money and use this money to benefit the County. Harrison went on, Reeves is qualified to take someone out to look at a roof because before, he has had to look at roofs, and he was utilized in the beginning for that and made correct decisions then. Harrison reiterated that it is not against Higgins; it is the County that could be saving money to benefit everyone. Steve Talburt stated they could get into a position where it costs the County more funds because things were not done correctly, and that is why they are trying to safeguard the County by paying Higgins because he is a professional at this. Talburt stated, he does have all his certifications. The Board is safeguarding the County by hiring Higgins to come in and consult on this. I feel like it's better he is ensured and bonded and has a history of taking care of the business that needs taking care of, and the Board is comfortable with that. Harrison inquired if he had certifications. Charlie Cartwright stated he would stop this as it was turning into a debate instead of Citizens' Input, and we're here for a Commissioner's Meeting, not a debate. Harrison thanked Cartwright. Bud Beaston stated in Agenda Item #11 that Dalton Higgins now makes \$3,750 monthly for Courthouse, the March 13th agenda was an inspection of D#3 new shop for \$2,500, the March 4th agenda was \$7,500 of \$42,205 for inspections, and \$11,000 monthly for the Annex for an average amount of \$187,000 paid to Dalton Higgins per year. Beaston inquired where is Robert Smith and the Fairfax Chief, Mike Fisher and Ashley Kane, Everett Piper, Steve Talburt, and Charlie Cartwright, and now Anthony Hudson. Beaston stated Districts 1, 2, and 3 would know about this. He has all the information, and the Board can't stop what is coming. Jerry Butterbaugh said it is an election year, and he is not running for anything. Butterbaugh stated he built over 300 restaurants and 200 convenience stores with Hardys in the 90s. Butterbaugh stated that in today's society, we want qualified people to build things, such as a licensed and bonded architect. If the building were to collapse, it would be on them, and at the same time, there is an assumption that the County's workforce is doing a good job and they are busy. Butterbaugh stated that there was a discussion early on that two previous Commissioners were willing to loan a few employees and equipment to take out the hill where the Annex was being built, and that idea ultimately died

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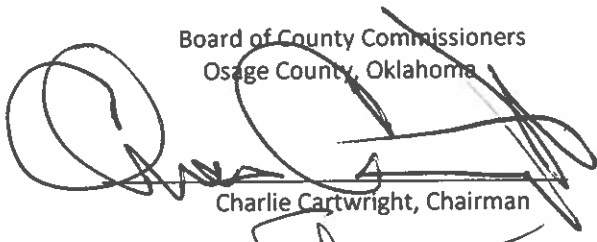
when Piper came into office and locked down the project. The cost has been locked down with contingencies. Butterbaugh stated it has come into the County whether you are talking about Osage Nation or Osage County, we are talking about major projects that have Owner Rep that they don't theoretically have to have if you have an owner who is qualified to do it or if you're a company man with four construction managers. Butterbaugh stated that the attack is now underway and does not serve the long-term benefit. Butterbaugh asked the folks to consider this with reason cause if it does not finish, the County will have a hell of a mess on its hands.

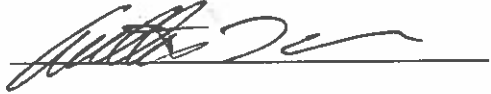
Steve Talburt moved to adjourn. Anthony Hudson seconded the motion. Hudson-yes; Talburt-yes; Cartwright-yes. Motion carried.

Read and approved this 6<sup>th</sup> day of May, 2024.

  
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Robin Slack, Osage County Clerk



Board of County Commissioners  
Osage County, Oklahoma  
  
\_\_\_\_\_  
Charlie Cartwright, Chairman

Steve Talburt, Vice-Chairman  
  
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Anthony Hudson, Member