

**NOTICE OF A SPECIAL MEETING OF THE  
CHEROKEE DEVELOPMENT AUTHORITY  
112 NORTH GRAND  
CHEROKEE, OK 73728  
WEDNESDAY, DECEMBER 11TH, 2024, AT 12:00 P.M.**

All items on this agenda, including but not limited to any agenda item concerning the adoption of any ordinance, resolution, contract, agreement, or any other item of business, are subject to amendment, including additions and/or deletions. This rule will apply to every individual agenda item without exception, and without providing this same amendment language with respect to each individual agenda item. Such amendments should be rationally related to the topic of the agenda item, or the governing body will be advised to continue the item.

The governing body may adopt, approve, ratify, deny, defer, recommend, amend, strike, or continue any agenda item. When more information is needed to act on an item, the governing body may refer the matter to its City/Trust Manager, staff, attorney or to the recommending board, commission, or committee.

**CALL TO ORDER: MAYOR KOLBY ARNOLD**

**A. INVOCATION**

**B. PLEDGE OF ALLEGIANCE**

**C. ROLL CALL—AMBER K. WILHITE, CITY CLERK**

**D. CONSENT AGENDA**

1. CONSIDER AND VOTE TO APPROVE, DENY, AMEND OR REVISE THE MINUTES FROM NOVEMBER 13TH, 2024, REGULAR MEETING.
2. CONSIDER AND VOTE TO APPROVE, DENY, AMEND OR REVISE THE CLAIMS LIST.

**E. ITEMS REMOVED FROM CONSENT AGENDA**

**F. ORDINANCES**

**G. RESOLUTIONS**

1. CONSIDER AND VOTE TO APPROVE OR DENY ADOPTING RESOLUTION 2024-15, A RESOLUTION OF THE MAYOR AND CITY COMMISSIONERS OF THE CITY OF CHEROKEE, OKLAHOMA, TO EXECUTE AUTHORIZING OMAG TO DISTRIBUTE OR APPLY ESCROW ACCOUNT FUNDS TO THE CITY.

**H. REPORTS OF DEPARTMENTS, BOARDS, OR COMMITTEES**

1. NOVEMBER 2024 FINANCIALS PRESENTED BY RSMEACHAM CPA'S.
2. MANAGER'S REPORT.

**I. BUSINESS**

1. COUNCIL TO DISCUSS AND CONSIDER THE PAYMENT OF INVOICE NO 2174 WITH FENIX USA LLC IN THE AMOUNT OF \$920.70 FOR DATA AND SOFTWARE HOSTING CHARGES.
2. COUNCIL TO DISCUSS AND CONSIDER TO APPROVE, DENY, AMEND, OR REVISE DECLARING THE FOLLOWING AS SURPLUS: CHEVROLET COLORADO.

3. COUNCIL TO DISCUSS AND CONSIDER SUMMER SEWER RATES.
4. COUNCIL TO DISCUSS AND CONSIDER THE PAYMENT OF UTILITY TECHNOLOGY SERVICES INVOICES AS FOLLOWS:

- S105760182.019 \$3,750.00

- J. NEW BUSINESS (IN ACCORDANCE WITH SECTION 311 (9) O.S. TITLE 25)
- K. REMARKS AND INQUIRIES BY THE GOVERNING BODY MEMBERS
- L. THE NEXT SCHEDULED MEETING WILL BE HELD ON JANUARY 8TH, 2025.

ADJOURNMENT

ATTEST:

FILED IN THE OFFICE OF THE CITY OF CHEROKEE, DECEMBER 9TH, 2024, AT 10:00 A.M.

*Amber K. Wilhite*

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AMBER K. WILHITE, CITY CLERK





**NOTICE OF A SPECIAL MEETING  
OF THE CITY OF CHEROKEE  
112 NORTH GRAND  
CHEROKEE, OK 73728  
WEDNESDAY, DECEMBER 11, 2024  
IMMEDIATELY FOLLOWING CDA MEETING**

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**CALL TO ORDER: MAYOR KOLBY ARNOLD**

**A. ROLL CALL—AMBER K. WILHITE, CITY CLERK**

**B. CONSENT AGENDA**

1. CONSIDER AND VOTE TO APPROVE, DENY, AMEND OR REVISE THE MINUTES FROM NOVEMBER 13TH, 2024, REGULAR MEETING.
2. CONSIDER AND VOTE TO APPROVE, DENY, AMEND OR REVISE THE CLAIMS LIST.

**C. ITEMS REMOVED FROM CONSENT AGENDA**

**D. ORDINANCES**

1. CONSIDER AND VOTE TO APPROVE, DENY, AMEND, OR REVISE ORDINANCE 2024-07, AN ORDINANCE ANNEXING CERTAIN TERRITORY LOCATED ADJACENT OR CONTIGUOUS TO THE CORPORATE LIMITS OF THE CITY OF CHEROKEE, OKLAHOMA, NAMELY A TRACT OF LAND CONTAINING 6 ACRES, MORE OR LESS, LOCATED IN THE NORTHWEST QUARTER (NW/4) OF SECTION TWELVE (12), TOWNSHIP TWENTY-SIX NORTH (26N), RANGE ELEVEN (11), W.I.M., DESCRIBED AS: BEGINNING 638.50' ALONG AND FOLLOWING THE WEST SECTION LINE ON AN ASSIGNED BEARING OF N 00° E FROM THE (W/4) CORNER OF SECTION (12) A/K/A THE (SW CORNER OF THE NW/4), THENCE 614.40' ALONG AND FOLLOWING THE WEST SECTION LINE BEARING N 00° E TO A ½" REBAR CAPPED CA 980, THENCE 1050.07 FEET ALONG AND FOLLOWING THE SOUTHWESTERLY LINE OF THE DENVER, ENID, GULF RAILWAY CO. , PREDECESSOR OF THE SANTA FE RAILWAY CO. (THIS LINE FOLLOWS THE SOUTHWESTERLY RAILWAY RIGHT-OF-WAY FENCE) BEARING S 54° 11' 22" E TO A ½" REBAR CAPPED CA 980, THENCE 851.56 FEET BEARING S 90° W TO THE



POINT OF BEGINNING, AND A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER (NW/4) OF SECTION TWELVE (12), TOWNSHIP TWENTY-SIX NORTH (26N), RANGE ELEVEN (11), W.I.M., DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE WEST LINE OF THE NORTHWEST QUARTER (NW/4) A DISTANCE OF 606.94 FEET, NORTH 00° 08' 35" EAST OF THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER (NW/4); THENCE CONTINUING NORTH 00° 08' 35" EAST ON SAID WEST LINE FOR A DISTANCE OF 31.56 FEET; THENCE SOUTH 89° 24' 13" EAST FOR A DISTANCE OF 861.26 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF WAY LINE OF ABANDONED ATCHISON TOPEKA AND SANTA FE RAILROAD, (FORMERLY DENVER, ENID AND GULF RAILROAD CO.); THENCE SOUTH 54° 34' 37" EAST ON SAID SOUTHWESTERLY RIGHT-OF-WAY LINE FOR A DISTANCE OF 55.26 FEET; THENCE NORTH 89° 24' 13" WEST FOR A DISTANCE OF 906.37 FEET TO THE POINT OR PLACE OF BEGINNING;ACKNOWLEDGING RECEIPT OF A WRITTEN PETITION REQUESTING SUCH ANNEXATION FROM AT LEAST THREE-FOURTHS OF THE REGISTERED VOTERS AND THE OWNERS OF AT LEAST THREE-FOURTHS (IN VALUE) OF THE TERRITORY TO BE ANNEXED, WHICH PETITION WAS PRESENTED TO THE CITY COUNCIL OF THE CITY OF CHEROKEE, OKLAHOMA, ON DECEMBER 11, 2024 AND IS ATTACHED AS EXHIBIT "A"; NOTICE OF THE PRESENTATION OF THE PETITION REQUESTING SUCH ANNEXATION WAS PUBLISHED ON NOVEMBER 28<sup>TH</sup>, 2024, AND DECEMBER 5, 2024, IN THE CHEROKEE MESSENGER AND REPUBLICAN, WITH A COPY OF SUCH PUBLICATIONS ATTACHED AS EXHIBIT "B"; ATTACHING A MAP OF THE ANNEXED TERRITORY AS EXHIBIT "C"; PROVIDING FOR THE AUTHORITY FOR SUCH ANNEXATION; DIRECTING THE MAYOR TO FILE A CERTIFIED COPY OF THIS ORDINANCE WITH ATTACHMENTS WITH THE COUNTY CLERK OF ALFALFA COUNTY, AND WITH ELECTION BOARD SECRETARY OF ALFALFA COUNTY AND WITH THE AD VALOREM DIVISION OF THE OKLAHOMA TAX COMMISSION, AND TO AMEND THE CITY OF CHEROKEE'S MAP TO SHOW THAT SUCH ANNEXED PROPERTY IS NOW WITHIN THE CORPORATE LIMITS OF THE CITY OF CHEROKEE, OKLAHOMA; PROVIDING FOR PROVIDING FOR REPEALER; SAVINGS; SEVERABILITY; AND DECLARING AN EMERGENCY.

2. CONSIDER AND VOTE TO APPROVE OR DENY DECLARING ORDINANCE 2024-06 AS AN EMERGENCY.

E. RESOLUTION

1. CONSIDER AND VOTE TO APPROVE OR DENY ADOPTING RESOLUTION 2024-15, A RESOLUTION OF THE MAYOR AND CITY COMMISSIONERS OF THE CITY OF CHEROKEE, OKLAHOMA, TO EXECUTE AUTHORIZING OMAG TO DISTRIBUTE OR APPLY ESCROW ACCOUNT FUNDS TO THE CITY.

F. REPORTS OF DEPARTMENTS, BOARDS, OR COMMITTEES

1. NOVEMBER 2024 FINANCIALS PRESENTED BY RS MEACHAM CPA.
2. MANAGER'S REPORT.

G. BUSINESS

1. COUNCIL TO DISCUSS AND CONSIDER TO APPROVE, DENY, AMEND, OR REVISE DECLARING THE FOLLOWING AS SURPLUS: AIRPORT FILE CABINETS
2. COUNCIL TO DISCUSS AND CONSIDER RENTAL CHANGES AT THE BAKER BUILDING.

H. NEW BUSINESS (IN ACCORDANCE WITH SECTION 311 (9) O.S. TITLE 25


I. REMARKS AND INQUIRIES BY THE GOVERNING BODY MEMBERS.

J. THE NEXT SCHEDULED MEETING WILL BE HELD ON JANUARY 8TH, 2025.

ADJOURNMENT

ATTEST:

FILED IN THE OFFICE OF THE CITY OF CHEROKEE, DECEMBER 9TH, 2024, AT 10:00 A.M.

  
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AMBER K. WILHITE, CITY CLERK

