



Together, Investing in Municipal Excellence

CITY COUNCIL SPECIAL MEETING AGENDA

JULY 7, 2026, 12:00 PM

723 S. Lewis Street, Room 1122

Stillwater, OK 74074

Mayor Will Joyce, Vice Mayor Amy Dzialowski, Councilors Kevin Clark, Christie Hawkins,
& Tim Hardin

1. Call Meeting to Order
2. Pledge of Allegiance
3. Consent Docket

Items listed on the consent docket are routine administrative matters that may be approved without discussion. The Council will take action on these items collectively with a single vote. The requested City Council action is indicated for each item listed. Should a Councilor elect to discuss, amend, revise, or table any item listed on the consent docket, the item will be moved to the section of the agenda titled "Items Removed from the Consent Docket" for consideration and possible action. Additionally, a Councilor or the City Manager may simply ask the Mayor to remove an item from the consent docket prior to action by the City Council and no action will be taken on the removed item at this meeting.

a.	Approve June 15, 2026 regular meeting minutes.	
b.	Approve Consent to Assignment and Assumption of the Amended and Restated Parking Space Lease Agreement between the City of Stillwater and Francis EVC, LLC for the operation of EV charging stations in designated parking spaces at Stillwater Public Library to GoodFinch EV 4V, LLC and authorize the City Manager to sign the Assignment Agreement and any related documents necessary for said assignment.	Christy Cluck
c.	Approve Short-Term Extension of Aviation Marketer Agreement with Phillips 66 for fuel at the airport for the period of July 1, 2026 – July 31, 2026.	Serge Walczak
d.	Approve Revised Lease Agreement with Oklahoma State University for property located at 6909 W. 56th Street in the amount of \$11,181 for the purpose of subleasing the property for the operation of a motorcycle and all-terrain vehicles	CC-26-115 Barbara Bliss

	recreational area for July 1, 2026 – June 30, 2027.		
e.	Approve a Sponsorship Agreement with Bluepeak to provide Community Wi-Fi to Block 34 Park.	CC-26-116	Stacie McGrew
f.	Approve Development Agreement with D & T Outlaw Properties and authorize the City Manager to sign the agreement.	CC-26-117	David Barth
g.	Approve the Workplace Wellness Policy and authorize the Mayor to sign said policy.	CC-26-118	Leah Womack
h.	Approve Task Order No. 5 (TO5) for professional services related to intersection capacity evaluation, design, preparation of construction documents, bid services, and construction administration for the reconstruction of various streets with Benham Design, LLC; authorize the City Manager to sign related documents, authorize the total additional expenditures not to exceed \$1.98 million, which include 10% contingency; and approve the associated budget amendment.	CC-26-119	Bill Millis
i.	Approve the carry forward of budget appropriations from FY26 to FY27 as presented.	CC-26-120	Jared Thulin

4. Public Comment on Items not Scheduled for Public Hearings

Stillwater City Code, Section 2-53(a) & (b), provides that taxpayers or residents of the city, or their authorized legal representatives, may address the Council at a regularly scheduled meeting on **any item of business listed on the meeting agenda** provided they have submitted a written request prior to the meeting either online at Request to speak form or via the form found in the lobby outside Council chambers.

5. Items Removed from the Consent Docket

Items removed from the consent docket are placed on this section of the agenda for discussion, revision, amendment and/or tabling prior to action by the City Council. The City Council may take action, including a vote or series of votes, on items removed to this section of the agenda after the requested discussion, revision or amendment.

6. Resolutions

The City Council will hear a staff presentation, discuss, and take action including a vote or series of votes on each resolution listed as presented or as amended or revised by the City Council.

a.	RESOLUTION NO. CC-2026-13; SUA-2026-2: A RESOLUTION AMENDING THE CITY OF STILLWATER TERMS AND CONDITIONS OF SERVICE BY AMENDING SECTION I, GENERAL INFORMATION, CHAPTER 1, TERMS AND CONDITIONS OF SERVICE, SECTION 1.1.1, PURPOSE OF TERMS AND CONDITIONS; ADDING 1.1.5, CUSTOMER RATES, CHARGES,
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	AND FEES; AMENDING SECTION II, POLICY MANUAL FOR UTILITY ACCOUNTS, BILLING, & COLLECTIONS, CHAPTER 1, CONTRACT FOR UTILITY SERVICES AND DEPOSITS, SECTION 2.1.16, LOST CHECKS; AMENDING SECTION II, POLICY MANUAL FOR UTILITY ACCOUNTS, BILLING, & COLLECTIONS, CHAPTER 2, BILLING AND BILLING ADJUSTMENTS, SECTION 2.2.12, ANALYSIS OF APPLICABLE ELECTRIC RATE; AMENDING SECTION II, POLICY MANUAL FOR UTILITY ACCOUNTS, BILLING, & COLLECTIONS, CHAPTER 6, ADVANCED METERING INFRASTRUCTURE (AMI) OPT-OUT, SECTION 2.6.2, RATES & CHARGES; AMENDING SECTION IV, UTILITY DEPOSITS, CHAPTER 1, SECTION 4.1.1, DEPOSIT SCHEDULES, SECTION 4.1.2, RESIDENTIAL DEPOSIT SCHEDULE, SECTION 4.1.3, COMMERCIAL DEPOSIT / NON-RESIDENTIAL SCHEDULE, SECTION 4.1.4, HYDRANT METERS; AND ADDING SECTION VI, OUTAGE MANAGEMENT SYSTEM.
b.	RESOLUTION CC-2026-15; SUA-2026-3: A RESOLUTION ESTABLISHING THE CITY OF STILLWATER BOOK OF FEES; ADOPTING CHANGES TO UTILITY BILLING AND SERVICES FEES AND CHARGES; AND APPROVING THE ANNUAL FEE FOR SHORT-TERM RENTAL LICENSES.
c.	RESOLUTION NO. CC-2026-17 RESOLUTION OF NECESSITY: A RESOLUTION DECLARING THE NECESSITY FOR ACQUIRING CERTAIN REAL PROPERTY, MORE PARTICULARLY HEREINAFTER DESCRIBED, ALL WITHIN NOBLE COUNTY, STATE OF OKLAHOMA, FOR THE PURPOSE OF ESTABLISHING, CONSTRUCTING, MAINTAINING, AND OPERATING THE LAKE MCMURTRY RAW WATER TRANSMISSION MAIN.
d.	RESOLUTION NO. CC-2026-18 RESOLUTION OF NECESSITY: A RESOLUTION DECLARING THE NECESSITY FOR ACQUIRING CERTAIN REAL PROPERTY, MORE PARTICULARLY HEREINAFTER DESCRIBED, ALL WITHIN NOBLE COUNTY, STATE OF OKLAHOMA, FOR THE PURPOSE OF ESTABLISHING, CONSTRUCTING, MAINTAINING, AND OPERATING THE LAKE MCMURTRY RAW WATER TRANSMISSION MAIN.

7. Ordinances

The City Council will hear a staff presentation, discuss, and take action including a vote or series of votes on each ordinance listed as presented or as amended or revised by the City Council.

Second Read

a.	ORDINANCE NO. 3611: ORDINANCE REZONING 702 S. ADAMS STREET FROM SMALL LOT SINGLE FAMILY RESIDENTIAL (RSS) TO PUBLIC (P) ZONING DISTRICT.
b.	ORDINANCE NO. 3612: ORDINANCE REZONING APPROXIMATELY 20.02 ACRES (M/L) ADDRESSED AS 6603/6711 W. 6TH AVENUE AND THE NORTH PORTION OF 603 S. RANGE WEST ROAD FROM COMMERCIAL GENERAL (CG) TO TWO-FAMILY AND MULTI-FAMILY (RTM).
c.	ORDINANCE NO. 3613: AN ORDINANCE AMENDING THE STILLWATER CITY CODE CHAPTER 12, BUSINESSES, ARTICLE II, FOOD SERVICE OPERATORS, SECTION 12-20,

	DEFINITIONS BY REMOVING THE DEFINITION FOR MOBILE FOOD SERVICE ESTABLISHMENT; AMENDING SECTION 12-22, EXEMPTION OF REQUIREMENT BY REMOVING REFERENCES TO MOBILE FOOD SERVICE ESTABLISHMENTS; AMENDING CHAPTER 12, BUSINESSES, ARTICLE IV, ITINERANT MERCHANTS AND PEDDLERS, DIVISION 1, GENERALLY, SECTION 12-117, DEFINITIONS BY REMOVING MOBILE FOOD ESTABLISHMENTS FROM THE DEFINITION OF ITINERANT MERCHANT; AMENDING SECTION 12-140, APPLICATION BY REMOVING REQUIREMENTS FOR MOBILE FOOD SERVICE ESTABLISHMENTS; REPEALING ALL ORDINANCES TO THE CONTRARY; AND PROVIDING FOR SEVERABILITY.
d.	ORDINANCE NO. 3614: AN ORDINANCE AMENDING THE STILLWATER CITY CODE CHAPTER 12, BUSINESSES BY CREATING ARTICLE III, MOBILE FOOD ESTABLISHMENTS; CREATING SECTION 12-58, DEFINITIONS; CREATING SECTION 12-59, MOBILE FOOD ESTABLISHMENT LICENSE REQUIRED; CREATING SECTION 12-60, OPERATION; CREATING 12-61, PENALTY; REPEALING ALL ORDINANCES TO THE CONTRARY; AND PROVIDING FOR SEVERABILITY.
e.	ORDINANCE NO. 3615: AN ORDINANCE TERMINATING THE STILLWATER WEST 51 DEVELOPMENT DISTRICT PROJECT PLAN AND DISSOLVING INCREMENT DISTRICT NUMBER TWO, CITY OF STILLWATER, APPROVED AND CREATED BY THE ADOPTION OF ORDINANCE NO. 3339 ON MAY 16, 2016.
f.	ORDINANCE NO. 3616: AN ORDINANCE TERMINATING THE BOOMER LAKE STATION PROJECT PLAN AND DISSOLVING INCREMENT DISTRICT NUMBER FOUR, CITY OF STILLWATER, APPROVED AND CREATED BY THE ADOPTION OF ORDINANCE NO. 3465 ON DECEMBER 14, 2020.

8. Reports from Officers and Boards

Announcements and remarks of general interest may be made by Councilors, City Manager or City Attorney. Items of City business that may require discussion or action including a vote or series of votes are listed below.

a.	Miscellaneous items from the City Attorney
b.	Miscellaneous items from the City Manager
c.	Miscellaneous items from the City Council

9. Questions and Inquiries

10. Adjourn

On July 2, 2026 at 2:45 p.m., a true and correct copy of this agenda was posted on the kiosk outside City Hall, 723 S. Lewis Street, Stillwater, OK.

The City of Stillwater encourages participation from all citizens. If participation at any public meeting is not possible due to a disability, please notify the City Manager's office at least 48 hours prior to the meeting by calling 405.742.8243.

- Meetings are televised on AT&T U-verse channel 99 and Optimum channel 14.
- Find meeting agendas and minutes online at [Agendas and Minutes](#)
- Official minutes are archived in the City Clerk's office.