

**PUBLIC NOTICE OF THE MEETING OF THE
OWASSO ECONOMIC DEVELOPMENT AUTHORITY**

RECEIVED

JUN 08 2021

City Clerk's Office

TYPE OF MEETING: Regular
DATE: Thursday, June 10, 2021
TIME: 10:00 a.m.
PLACE: Owasso City Hall, Community Room
200 S. Main
Owasso, Oklahoma

Notice and agenda filed in the office of the City Clerk and posted at City Hall at 5:00 PM on Tuesday, June 8, 2021.


Chelsea Levo Feary, Economic Development Director

NOTE: APPROPRIATE ACTION may include, but is not limited to: acknowledging, affirming, amending, approving, authorizing, awarding, denying, postponing, or tabling.

AGENDA

1. **Call to Order**
Skip Mefford, Chair
2. **Consideration and appropriate action relating to a request for Trustee approval of the Consent Agenda. All matters listed under "Consent" are considered by the Trustees to be routine and will be enacted by one motion. Any Trustee may, however, remove an item from the Consent Agenda by request. A motion to adopt the Consent Agenda is non-debatable.**
 - A. Approve minutes of the May 13, 2021 Regular Meeting (Attachment)
 - B. Approve claims (Attachment)
 - C. Accept monthly financial reports (Attachment)
3. **Consideration and appropriate action relating to items removed from the Consent Agenda**
4. **Economic Development Strategic Plan Quarterly Report (Attachment)**
Chelsea Levo Feary
5. **Report from OEDA Director (Attachment)**
Ms. Levo Feary
 - * Business Development Report, Ms. Levo Feary
 - * Monthly Building Report, Brian Dempster
 - * Public Works Project Status Report, Roger Stevens
 - * Monthly Sales Tax Report, Linda Jones
6. **Report from OEDA Manager**
Warren Lehr
7. **Report from OEDA Trustees**

8. New Business (New Business is any item of business which could not have been foreseen at the time of posting of the agenda.)

9. Adjournment

The City of Owasso encourages citizen participation. To request an accommodation due to a disability, contact the City Clerk at least 48 hours prior to the scheduled meeting by phone 918-376-1502 or by email to jstevens@cityofowasso.com

OWASSO ECONOMIC DEVELOPMENT AUTHORITY
Minutes of Regular Meeting
Thursday, May 13, 2021

The Owasso Economic Development Authority met in regular session on Thursday, May 13, 2021, at City Hall in the Community Room, 200 S Main Street, Owasso, Oklahoma per the Notice of Public Meeting filed December 11, 2020, and the Agenda filed in the office of the City Clerk and posted at City Hall, 200 S Main Street at 5:00 pm on Tuesday, May 11, 2021.

1. Call to Order

David Charney, Vice Chair, called the meeting to order at 10:00 am.

PRESENT

David Charney, Vice Chair

Dee Sokolosky, Trustee

Gary Akin, Secretary

Dirk Thomas, Trustee

Absent

Skip Mefford, Chair

Lyndell Dunn, Trustee

Bryan Spriggs, Trustee

A quorum was declared present.

2. Consideration and approval, denial, amendment, or other appropriate action relating to a request for Trustee approval of the Consent Agenda. All matters listed under "Consent" are considered by the Trustees to be routine and will be enacted by one motion. Any Trustee may, however, remove an item from the Consent Agenda by request. A motion to adopt the Consent Agenda is non-debatable.

A. Approve minutes of the April 8, 2021, Regular Meeting

B. Approve claims

C. Accept monthly financial reports

Mr. Sokolosky moved to approve the Consent Agenda, seconded by Dr. Thomas

YEA: Akin, Charney, Sokolosky, Thomas

NAY: None

Abstain: None

Motion carried: 4-0

3. Consideration and approval, denial, amendment, or other appropriate action relating to items removed from the Consent Agenda

None

4. Consideration and approval, denial, amendment, or other appropriate action relating to the proposed FY 2021-22 Hotel Tax Fund 3% Budget

Ms. Levo Feary presented the Hotel Tax Fund Budget. Discussion was held.

Mr. Akin moved to recommend City Council approval of the FY 2021-22 Hotel Tax Fund 3% Budget, seconded by Dr. Thomas

YEA: Akin, Charney, Thomas

NAY: Sokolosky

Abstain: None

Motion carried: 3-1

- 5. Consideration and approval, denial, amendment, or other appropriate action relating to the proposed Resolution No. 2021-01 approving the OEDA FY 2021-22 Annual Operating Budget**
Ms. Levo Feary presented the OEDA Annual Operating Budget. Discussion was held.

Mr. Sokolosky moved to approve the Annual Operating Budget, seconded by Dr. Thomas

YEA: Akin, Charney, Sokolosky, Thomas
NAY: None
Abstain: None
Motion carried: 4-0

- 6. Report from OEDA Director**

Ms. Levo Feary referred to the department reports included in the agenda packet. Ms. Levo Feary gave an update on BusinessTHRIVE programming, Gathering on Main, and the upcoming Economic Summit on June 24, 2021. Discussion was held.

- 7. Report from OEDA Manager**

Mr. Lehr reported on the FY 2021-22 budget, the upcoming Race Riot 100 year commemoration, and announced that Ms. Levo Feary has graduated with her Master's in Public Administration. Discussion was held.

- 8. Report from OEDA Trustees**

Mr. Sokolosky inquired about traffic congestion. Discussion was held.

- 9. New Business (New Business is any item of business which could not have been foreseen at the time of posting the agenda.)**

None

- 10. Adjournment**

Dr. Thomas moved to adjourn the meeting, seconded by Mr. Akin

YEA: Akin, Charney, Sokolosky, Thomas
NAY: None
Abstain: None
Motion carried: 4-0 and the meeting adjourned at 10:39 am.

Chelsea Levo Feary, CEcD, Economic Development Director



TO: THE HONORABLE CHAIR AND TRUSTEES
OWASSO ECONOMIC DEVELOPMENT AUTHORITY

FROM: CHELSEA LEVO FEARY, CEcD
ECONOMIC DEVELOPMENT DIRECTOR

SUBJECT: CLAIMS, OEDA

DATE: June 10, 2021

No claims for May 2021

Owasso Economic Development Authority
Statement of Revenues, Expenses and Changes in Fund Net Assets
For the Month Ending May 31, 2021

| | <u>MTD</u> | <u>YTD</u> | <u>Budget</u> |
|--|------------|--------------------------|--------------------------|
| Operating Revenues | \$0.00 | \$0.00 | \$0.00 |
| Operating Expenses: | | | |
| Materials & supplies | 0.00 | 0.00 | 0.00 |
| Services & other charges | 0.00 | 0.00 | 5,000.00 |
| Capital outlay | 0.00 | 0.00 | 0.00 |
| | <hr/> | <hr/> | <hr/> |
| Total Operating Expenses | 0.00 | 0.00 | 5,000.00 |
| | <hr/> | <hr/> | <hr/> |
| Operating Income (Loss) | 0.00 | 0.00 | (5,000.00) |
| Non-Operating Revenues (Expenses): | | | |
| Investment income | 2.92 | 36.18 | 60.00 |
| Promissory note revenue | 0.00 | 0.00 | 0.00 |
| RAN debt service & other costs | 0.00 | 0.00 | 0.00 |
| Transfer from Hotel Tax Fund | 0.00 | 0.00 | 0.00 |
| | <hr/> | <hr/> | <hr/> |
| Total non-operating revenues (expenses) | 2.92 | 36.18 | \$60.00 |
| | <hr/> | <hr/> | <hr/> |
| Net income (loss) before contributions and transfers | 2.92 | 36.18 | (4,940.00) |
| Transfer to general fund | 0.00 | 0.00 | 0.00 |
| | <hr/> | <hr/> | <hr/> |
| Change in net assets | 2.92 | 36.18 | (4,940.00) |
| Total net assets - beginning | | 9,387.00 | 9,387.00 |
| Total net assets - ending | | <u><u>\$9,423.18</u></u> | <u><u>\$4,447.00</u></u> |



STRATEGIC PLAN QUARTERLY REPORT



June 2021

By: Chelsea Levo Feary CEcD, City of Owasso

A. STRENGTHENING OWASSO'S VALUE PROPOSITION

A.1. Workforce Owasso

GOAL

Network of employers, resources and service providers for recruiting and retaining a workforce of excellence in Owasso, Oklahoma.

Working tasks

- Changed format of program
 - Roundtable meetings changed to every other month, beginning in January
 - 4 regular, 2 speaker presentations
 - Regular meetings:
 - Tuesday, March 2, 2021
 - Tuesday, July 6, 2021
 - Tuesday, September 7, 2021
 - Speaker Presentation Meetings
 - Tuesday, May 4, 2021 – Dr. Meg Myers Morgan, Pay Equity
 - November – TBA
- Industry & Education Partnerships
 - Developing program for Rejoice Christian School and will begin implementation for Fall 2021 Semester
 - Producing industry/career videos this summer

Ongoing tasks

- Identifying needs and issues for local employers
- Marketing and advocacy to increase employer attendance and participation

A.2 Incentives Guidelines and Policy

GOAL

Establish incentive guidelines and policy.

Working tasks

- This strategy is completed.

A.3. Industrial/Office Development

GOAL

Competitive sites ready for development and available buildings, all with complete information, to meet target prospect needs for industrial and office operations.

Working tasks

- Internal committee is going through Commercial Real Estate Feasibility Scoring process
- Working with Public Works, Community Development, and GIS to identify infrastructure obstacles, needs, etc.
- Obtained subscriptions with CoStar
- Partnered with PSO for transitioning ChooseOwasso's online location analysis tool to Location One Information System (LOIS)
 - Working with GIS staff to populate commercial property data
- Renewed subscription and training with Impact Data Source to measure development impact

Tasks on Deck

- CRE project to be presented to OEDA and Council in August
- CRE Project Plan Assembly to be held in September or October at Tulsa Tech

Ongoing Tasks

- Marketing available sites and building to prospective businesses, developers, and site consultants
- Property database available on ChooseOwasso.com

A.4. Advocacy

GOAL

Influence municipal revenue diversification in Oklahoma.

Working tasks

- Reorganizing Advocate Owasso structure
- Working on advocacy plan for FY 2021-22
- Scheduling and conducting internal staff Dignitary Visits

Tasks on deck

- Delivering new AO structure to group in July
- Inaugural Owasso Day at the Capitol will take place in 2022

Ongoing tasks

- Inviting citizens, businesses and legislative representatives to monthly meetings
- Hosting dignitaries/elected officials monthly for Owasso tours, etc.

B. GROWING & RECRUITING BUSINESS TO OWASSO

B.1. Medical Cluster Expansion

GOAL

Establish Owasso as a destination for medical treatments and R&D to grow high-paying, sustainable jobs in Owasso. Position Owasso as nationally-recognized medical cluster and increase specialized services.

Working tasks

- Several developments underway in Owasso are medical-related developments.
- Working on an impact analysis for publication.

Tasks on deck

- Benchmarking with competitors
- Asset mapping
- Marketing
- Future planning with hospitals & medical providers

Ongoing tasks

- Working with area developers interested in developing medical office spaces to complement hospitals
- Working on the development of two separate medical assets to Owasso
- Market as a Target Industry

B.2. Expand & Attract Businesses

GOAL

Retain existing businesses and recruit diverse, high-growth companies of targeted basic industries (metal manufacturing, aircraft parts, office/headquarters, information technology, and medical) in order to grow wealth and increase daytime employment in Owasso.

Working tasks

- **BusinessTHRIVE**
 - Conducting in-person Industry Roundtable meetings
 - New survey methods
 - Conducting one-on-one business visits with businesses absent from Roundtables
 - Conducting Manufacturing Industry Networking Lunch and Health Care Industry Networking Lunch to meet every six months
 - Producing new marketing video
 - Developed new metrics

Tasks on deck

- Encore Owasso – Program for Retired Professionals
 - Resuming in January 2022
- Update marketing data

B.3. Entrepreneurship & Incubation

GOAL

Develop and implement a structured program of entrepreneurship resources, including an incubator in the Redbud District, to foster start-up and fast-growing businesses in Owasso to stay here as they grow.

Working Tasks

- Monitoring Redbud District revenue for incubator funding
- Exploring options for entrepreneurship program focus

Tasks on deck

- Develop and assemble entrepreneurship resources portfolio
- Develop Small Business Assistance Program

C. MARKETING OWASSO

C.1. Owasso Identity

GOAL

Define consistent identity for Owasso supported with relevant message and facts.

Working tasks

- This strategy is completed

C.2. Owasso's Online Presence

GOAL

Establish effective online presence for Owasso with information available "24 X 7" to save staff time.

Working tasks

- This strategy is completed



TO: Honorable Chair and Trustees
Owasso Economic Development Authority

FROM: Chelsea Levo Feary, CEcD
Director of Economic Development

SUBJECT: Director's Report

DATE: June 10, 2021

NEW BUSINESS DEVELOPMENT

- **Bible Church of Owasso – 11121 N 129th E Ave**
 - **Approximately 9.95 acres**
 - **Request for annexation and rezoning (from AG to RS-3) reviewed by TAC on 5/19/21**
- **Garret Creek Mixed Use Building – located on N 135th E Ave, Garrett Creek Center)**
 - **Proposed lot would split a 2.09 acre tract from two parent tracts**
 - **Property is zoned CS**
 - **Request for lot split reviewed by TAC on 5/19/21**
- **ROC Owasso II – 13600 E 86th St N**
 - **Proposed lot would split a parent tract of approximately 14.27 acres into three tracts**
 - **Property is zoned CS**
 - **Request for lot split and change of access reviewed by TAC on 5/19/21**
- **Advantage Diagnostics – 7703 N Owasso Expressway**
 - **Proposed 790 sq ft building**
 - **Property is zoned CS**
 - **Site plan reviewed by TAC on 5/19/21**
- **Lissau Landing – 11610 N 137th E Ave**
 - **Approximately 11.48 acres zoned Commercial Shopping (CS)**
 - **The proposed use is a medical clinic**
 - **Final plat approved by Planning Commission on 3/8/21**
 - **Final plat approved by Council on 3/16/21**
- **Criterion Project – N of 116th E Ave and E of US-169**
 - **Request for lot split creating 1.54 acres reviewed by TAC on 12/16/2020**
 - **Request for SUP 20-04 approved by Council on 2/16/21**
- **Granny & Dot's Daycare, southwest corner of E 86th St N and N 145th E Ave**
 - **The property is approximately 1.58 acres and is zoned RM**
 - **Request for a review of a specific use permit by TAC on 11/18/2020**
 - **Specific Use Permit approved by council on 12/12/2020**
- **Hi-Point – 11496 N 137th E Ave**
 - **Request for a lot split reviewed by TAC on 10/21/2020**
- **Warren Clinic – 13691 E 116th St N**
 - **Two-story 45,915 sf building on approximately 5.13 acres**
 - **Request for a lot split reviewed by TAC on 10/21/2020**
 - **Site plan reviewed by TAC on 10/21/2020**
 - **Partial plat vacation reviewed by TAC on 12/16/2020**
 - **Partial Plat Vacation for Crossroads Christian Center approved by Council on 1/19/21**

- o Request for SUP 21-02 approved by Council on 2/16/21
- Property Annexation – 7215 N 115th E Ave
 - o Council passed Ordinance 1171 approving Annexation OA 20-03 of approximately 11.5 acres on 9/15/2020
- Helscel-Huneryager Industrial Park – 7300 N 115 E Ave
 - o Approximately 12.7 acres, zoned IL
 - o Preliminary/Final Plat approved by Council on 9/15/2020
- Tommy's Car Wash – 13311 E 116th St N
 - o Lot split request approved by Council on 9/15/2020
 - o SUP request approved by Council on 9/15/2020
 - o Final plat reviewed by TAC on 10/21/2020
 - o Site plan reviewed by TAC on 10/21/2020
 - o Final plat approved by Council on 11/17/2020
- Grease Monkey Auto Repair – 13311 E 116th St N
 - o Lot split request approved by Council on 9/15/2020
 - o SUP request approved by Council on 9/15/2020
- Hi-Pointe Medical Building – 11492 N 137th E Ave
 - o Construction of a 3,029 sq ft building on approximately 0.87 acres
 - o Zoned PUD-21/CS
 - o Site plan reviewed by TAC on 8/19/2020
- Owasso Assisted Living Center – 12525 E 116th St N
 - o PUD approved by Planning Commission on 6/8/2020
 - o Preliminary plat reviewed by TAC on 6/17/2020
- Medwise Urgent Care – NE Corner of E 116th St N and N 129th E Ave
 - o Final Plat approved by City Council on 7/21/2020
 - o Initial Civil Plans submitted 8/6/2020
- 13000 Center – 12930 E 96th St N
 - o Final Plat approved by Council on 7/21/2020
- By-Bee Dental – 12805 E 101st St N
 - o Site plan approved
 - o Architectural plans under review
 - o Initial Civil Plans submitted 8/18/2020
- The Shops at Garrett Creek – E 116th St N on the W side of N 135th E Ave
 - o Lot Split approved by Planning Commission on 4/8/19
 - o Approved by Council on 4/16/19
 - o Site Plan reviewed by TAC 6/19/19
 - o Civil plans approved by engineering on 9/23/19
 - o Under construction
 - o Pet Supplies Plus – permitted
- Trinity Church – NW corner of E 76th St N and N Memorial Dr
 - o Annexation request reviewed by TAC on 11/21/18
 - o Council adopted Ordinance 1143 approving annexation on 12/18/18
 - o Rezoning request from AG to O reviewed by TAC on 8/19/2020
 - o Final plat reviewed by TAC on 12/16/2020
 - o Final plat approved by Council on 1/19/21
 - o Request for SUP 21-01 approved by Council on 2/16/21
- Johnson Farms – E 100th St N and N 129th E Ave
 - o PUD reviewed by TAC on 11/21/18
 - o Council adopted Ordinance 1142 approving PUD and rezoning on 12/18/18
 - o Detention analysis reviewed and approved by Public Works on 1/24/19
- A New Leaf Community – SE corner of E 86th St N and N Memorial Dr
 - o Agriculture and vocational training with housing designed to maximize the independence of individuals with developmental disabilities.
 - o Council approved annexation of property

- Council approved PUD on 12/19/18
- Final Plat approved by Council on 12/7/19
- Initial civil plans returned to engineer 5/12/2020
- Site Plan for The Villages @ New Leaf reviewed in TAC on 5/20/2020
- Civil plans approved 8/12/2020
- Lot Split request, splitting a portion of the 49.82-acre parent tract resulting in two lots. Parcel 1 will become an 8.29-acre parcel and the remaining 41.53 acres will become Parcel 2.
 - Reviewed by TAC on 4/21/21
- Braum's – Garrett Creek Center – 11432 E 135 E Ave
 - Construction of a 6,062 sf building on a 1.52 acre lot
 - Site plan reviewed by TAC

REDBUD DISTRICT DEVELOPMENT

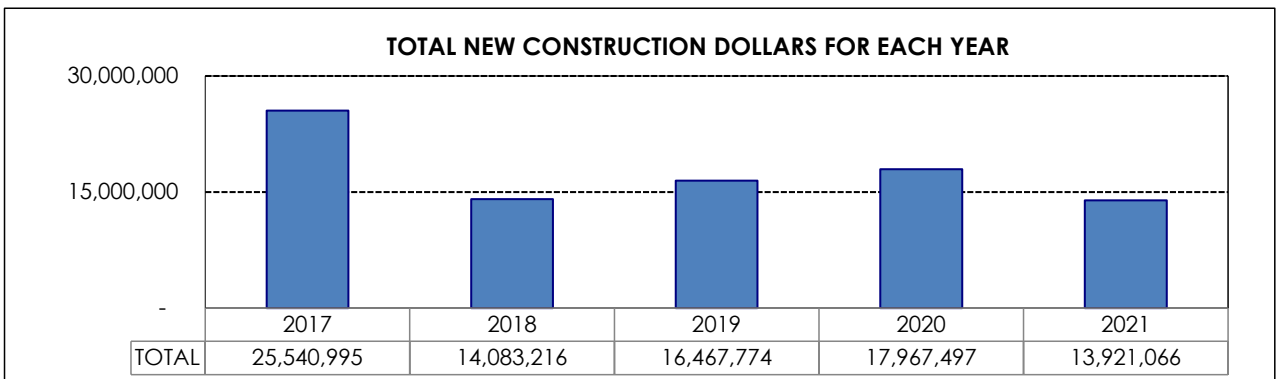
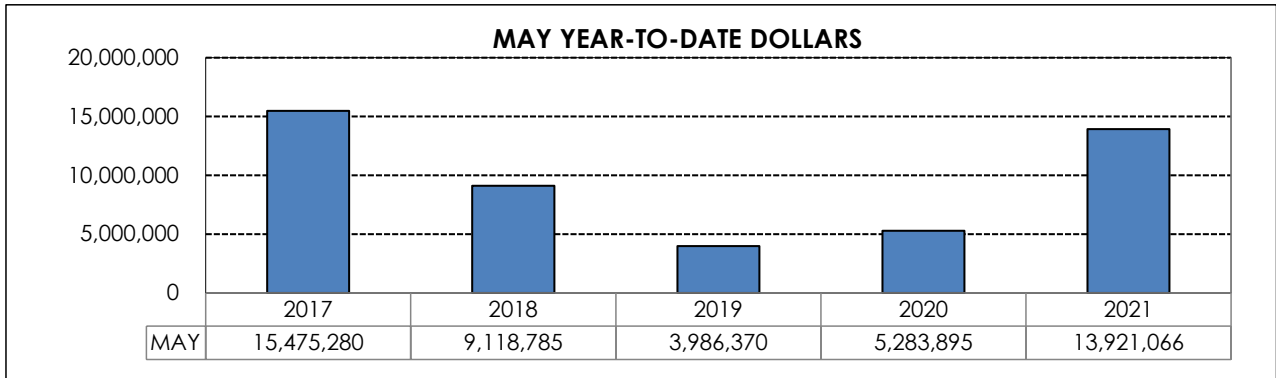
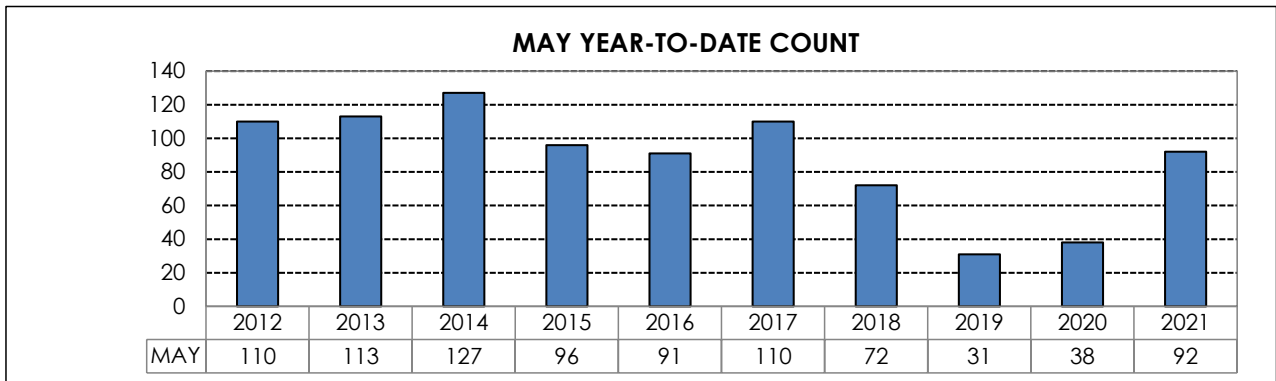
- 123 E Broadway – Future site for Redbud District Parking
 - Land donated from Anchor Stone Company of approximately 6,367 sf for the purpose of future parking
- TJ&T Properties – Lots 3A & 3B, Block 1
 - Site plan reviewed by TAC on 1/16/19
- Mowery Development – SW Corner of N Main St & W 1st Ave
 - Mixed use development to include restaurant, retail, office space on ground level with loft apartments on second floor level
 - Site under Construction
 - TIF Contract approved by Council/OPWA on Tuesday, September 19, 2017
 - Art in Bloom is now open for business
 - Emersumnice Brewery is now open for business
- Seven6Main – 201 S Main St.
 - Announcement was made on June 6 announcing plans for a mixed-use development anchored by Smoke restaurant.
 - TIF Contract approved by Council/OPWA on Tuesday, October 17
 - SMOKE is open for business
 - MAD Eats is now open for business
 - Wild Ivy open for business
 - Wilder Brothers is open for business
- Redbud Park
 - Grand Opening held on July 2, 2020
- 2nd & Birch
 - Property purchased and existing structure demolished

BUSINESS RETENTION & EXPANSION (BR&E)

- Garnett Medical Center (Vision Source) – 10304 N Garnett Rd
 - 2.16 acres zoned Commercial General (CG)
 - Owasso Planned Unit Development (OPUD) 06-04
 - Final plat approved by Planning Commission on 3/8/21
 - Final plat approved by Council on 3/16/21

RESIDENTIAL SINGLE FAMILY NEW CONSTRUCTION MONTH END REPORT MAY 2021

| Month | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 |
|---------------|------------|------------|------------|------------|------------|------------|------------|-----------|------------|-----------|
| 1 January | 19 | 15 | 22 | 12 | 15 | 9 | 8 | 9 | 9 | 7 |
| 2 February | 15 | 26 | 21 | 19 | 26 | 15 | 8 | 8 | 4 | 8 |
| 3 March | 27 | 27 | 31 | 23 | 18 | 55 | 19 | 4 | 12 | 9 |
| 4 April | 26 | 26 | 36 | 27 | 23 | 20 | 17 | 6 | 8 | 49 |
| 5 May | 23 | 19 | 17 | 15 | 9 | 11 | 20 | 4 | 5 | 19 |
| 6 June | 24 | 19 | 12 | 11 | 31 | 5 | 7 | 5 | 22 | |
| 7 July | 15 | 27 | 23 | 20 | 16 | 9 | 14 | 11 | 11 | |
| 8 August | 15 | 18 | 19 | 33 | 15 | 12 | 6 | 6 | 35 | |
| 9 September | 12 | 28 | 15 | 13 | 15 | 6 | 2 | 7 | 17 | |
| 10 October | 21 | 15 | 19 | 23 | 12 | 7 | 3 | 21 | 7 | |
| 11 November | 11 | 7 | 21 | 25 | 6 | 19 | 7 | 2 | 10 | |
| 12 December | 16 | 11 | 34 | 7 | 3 | 9 | 6 | 3 | 7 | |
| Totals | 224 | 238 | 270 | 228 | 189 | 177 | 117 | 86 | 147 | 92 |
| YTD | 110 | 113 | 127 | 96 | 91 | 110 | 72 | 31 | 38 | 92 |



**CITY OF OWASSO
RESIDENTIAL LOT INVENTORY STATUS
May 31st, 2021**

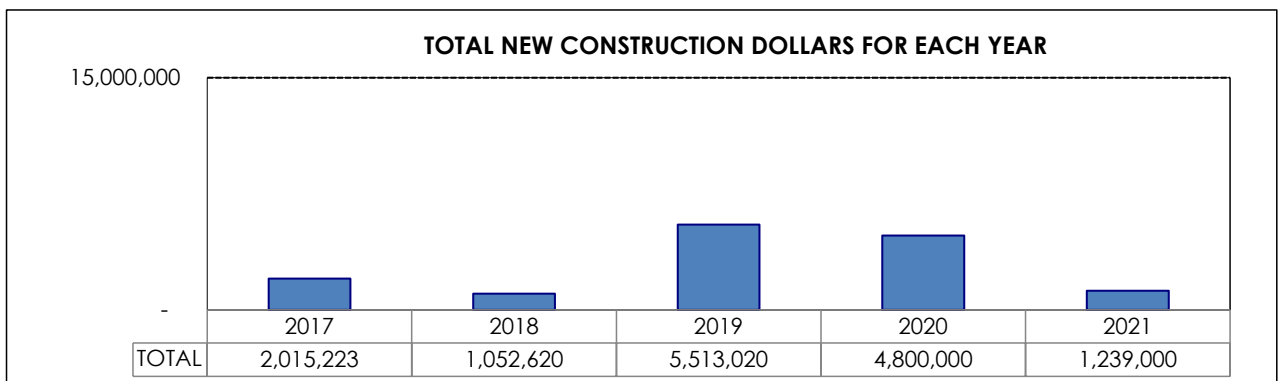
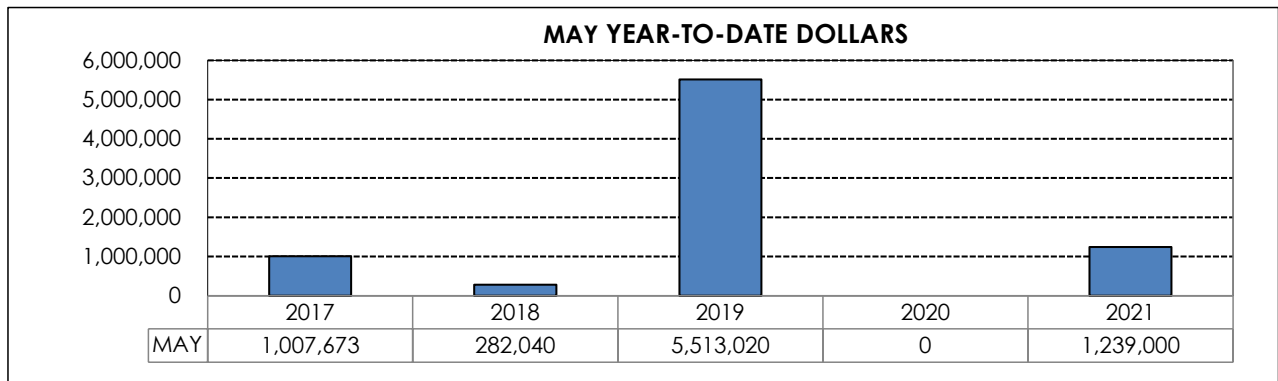
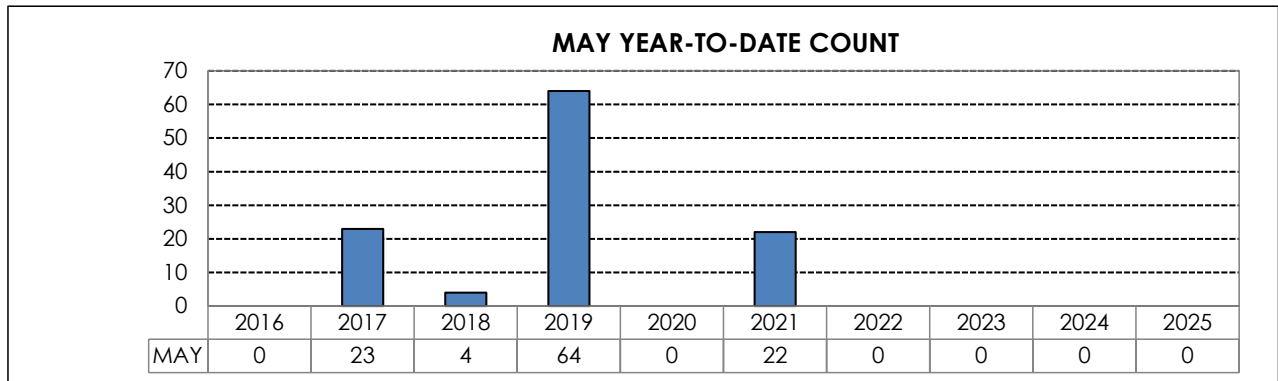
| <u>SUBDIVISION</u> | <u># OF LOTS</u> | <u># DEVELOPED</u> | <u># AVAILABLE</u> |
|---------------------------------------|-------------------------|---------------------------|---------------------------|
| Abbott Farms Phase II (2/20) | 50 | 0 | 50 |
| Camelot Estates (4/07) | 139 | 138 | 1 |
| Carrington Pointe II (11/16) | 93 | 82 | 11 |
| Charleston Place (4/19) | 17 | 4 | 13 |
| Estates at Morrow Place (9/17) | 98 | 71 | 27 |
| Hawthorne at Stone Canyon (3/20) | 56 | 8 | 48 |
| Morrow Place Phase II (2/21) | 79 | 6 | 73 |
| Nottingham Hill (6/09) | 58 | 23 | 35 |
| Presley Hollow (3/21) | 197 | 46 | 151 |
| Stone Creek (9/20) | 100 | 0 | 100 |
| The Cottages at Mingo Crossing (3/19) | 57 | 56 | 1 |
| TOTALS | 894 | 434 | 460 |

RESIDENTIAL MULTI-FAMILY NEW CONSTRUCTION MONTH END REPORT MAY 2021

(Initial recording began May 2016)

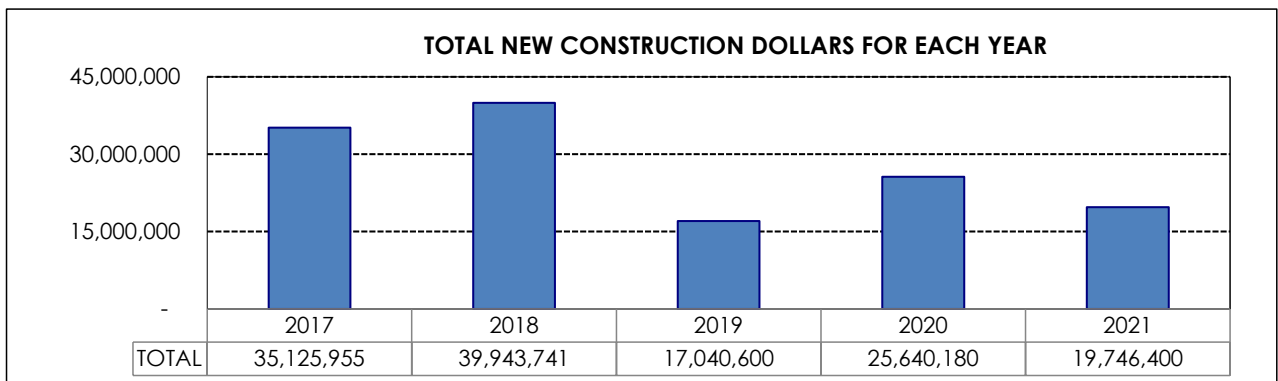
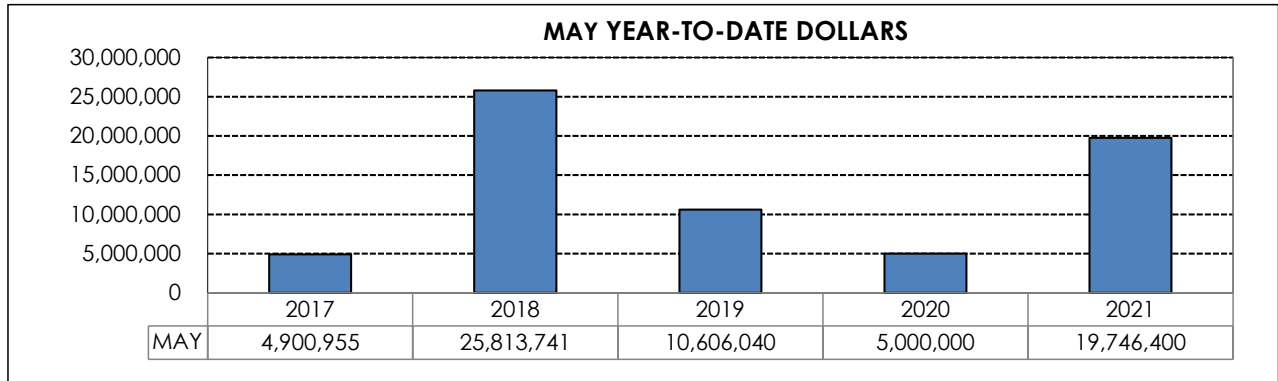
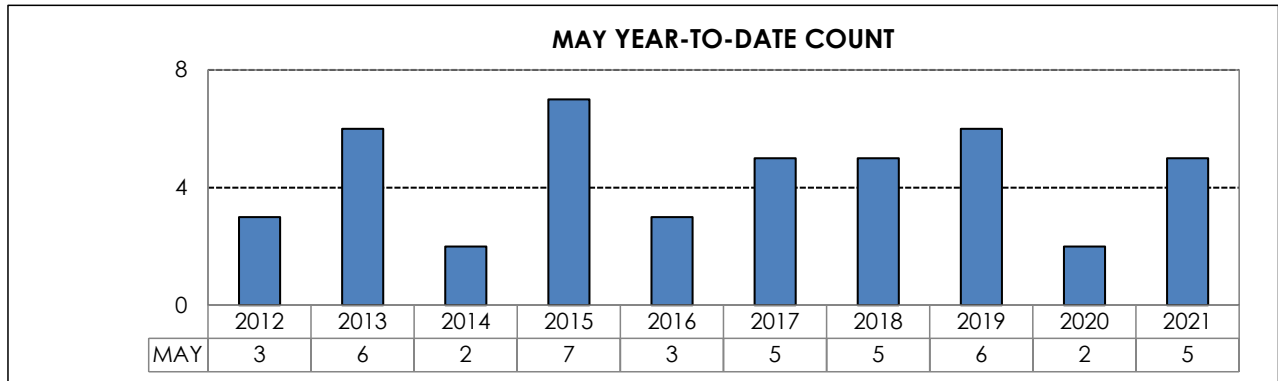
| Month | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 |
|---------------|----------|-----------|-----------|-----------|-----------|-----------|----------|----------|----------|----------|
| 1 January | | 4 | 0 | 0 | 0 | 0 | | | | |
| 2 February | | 6 | 0 | 0 | 0 | 0 | | | | |
| 3 March | | *13 | 0 | 64 | 0 | 22 | | | | |
| 4 April | | 0 | 4 | 0 | 0 | 0 | | | | |
| 5 May | 0 | 0 | 0 | 0 | 0 | 0 | | | | |
| 6 June | 0 | 0 | 0 | 0 | 0 | | | | | |
| 7 July | 0 | 0 | 0 | 0 | 0 | | | | | |
| 8 August | 0 | 0 | 0 | 0 | 0 | | | | | |
| 9 September | 0 | 4 | 9 | 0 | 0 | | | | | |
| 10 October | 0 | 0 | 0 | 0 | 0 | | | | | |
| 11 November | 0 | 0 | 0 | 0 | 0 | | | | | |
| 12 December | 0 | *10 | 0 | 0 | 58 | | | | | |
| Totals | 0 | 37 | 13 | 64 | 58 | 22 | 0 | 0 | 0 | 0 |
| YTD | 0 | 23 | 4 | 64 | 0 | 22 | 0 | 0 | 0 | 0 |

*Units part of mixed use projects. Construction dollars counted towards new commercial.



COMMERCIAL NEW CONSTRUCTION MONTH END REPORT MAY 2021

| Month | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 |
|---------------|----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|----------|----------|
| 1 January | 1 | 1 | 1 | 1 | 2 | 2 | 0 | 0 | 1 | 1 |
| 2 February | 1 | 1 | 0 | 2 | 1 | 0 | 0 | 3 | 0 | 0 |
| 3 March | 0 | 0 | 1 | 2 | 0 | 2 | 3 | 2 | 1 | 1 |
| 4 April | 0 | 4 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 3 |
| 5 May | 1 | 0 | 0 | 0 | 0 | 1 | 2 | 1 | 0 | 0 |
| 6 June | 2 | 1 | 2 | 3 | 2 | 0 | 1 | 1 | 2 | |
| 7 July | 0 | 1 | 0 | 0 | 2 | 0 | 2 | 0 | 2 | |
| 8 August | 2 | 0 | 0 | 0 | 2 | 2 | 1 | 2 | 0 | |
| 9 September | 0 | 0 | 3 | 2 | 3 | 1 | 1 | 2 | 1 | |
| 10 October | 0 | 4 | 0 | 1 | 2 | 0 | 0 | 0 | 1 | |
| 11 November | 0 | 1 | 3 | 1 | 1 | 2 | 1 | 0 | 1 | |
| 12 December | 0 | 1 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | |
| Totals | 7 | 14 | 12 | 14 | 15 | 10 | 11 | 11 | 9 | 5 |
| YTD | 3 | 6 | 2 | 7 | 3 | 5 | 5 | 6 | 2 | 5 |



Certificate of Occupancy Monthly List

| NAME | ADDRESS | DATE | COMPLETE |
|-----------------------------------|-----------------------------|------------|----------|
| MAY 2021 | | | |
| Bill Knight Collision | 8231 N Owasso Exp | 5/25/2021 | Yes |
| APRIL 2021 | | | |
| Periwinkle Esthetics | 7703 N Owasso Exp #3 | 4/8/2021 | Yes |
| Slade Personal Training | 7703 N Owasso Exp #7 | 4/8/2021 | Yes |
| Tropical Smoothie | 12906 E 96 St N | 4/13/2021 | Yes |
| Burn Boot Camp | 11422 N 134 E Ave, Bld A #1 | 4/14/2021 | Yes |
| Edward Jones | 10310 N 138 E Ave #103 | 4/28/2021 | Yes |
| Scoreboard Sports Center | 704 North Main St | 4/28/2021 | Yes |
| MARCH 2021 | | | |
| European Wax Center~Owasso | 9455 N Owasso Exp #D | 3/23/2021 | Yes |
| Wilder Brothers | 201 S Main St #160 | 3/30/2021 | Yes |
| FEBRUARY 2021 | | | |
| Jersey Mike's Subs | 9045 N 121 E Ave #1000 | 2/16/2021 | Yes |
| Waxing the City | 9021 N 121 E Ave #300A | 2/18/2021 | Yes |
| JANUARY 2021 | | | |
| The Extentionist Lash & Brow | 12340 E 86 St N | 1/26/2021 | Yes |
| DECEMBER 2020 | | | |
| A-J Tag Agency | 11560 N 135 E Ave #104 | 12/2/2020 | Yes |
| Dank Factory | 11330 N Garnett Rd #K | 12/7/2020 | Yes |
| Don Julio Mexican Grill | 11535 N Garnett Rd | 12/8/2020 | Yes |
| NOVEMBER 2020 | | | |
| 1632 Investments | 11330 N Garnett Rd #J | 11/6/2020 | Yes |
| Mystery King at Urban Lash & Brow | 11624 E 86 St N | 11/9/2020 | Yes |
| Scarlett Rose Boutique | 8528 N 129 E Ave | 11/12/2020 | Yes |
| Enchantments & Oddities | 8571B N Owasso Exp | 11/16/2020 | Yes |
| Walmart (Remodel) | 12101 E 96 St N | 11/16/2020 | Yes |
| Kum & Go | 502 E 2 Ave | 11/17/2020 | Yes |
| Sparkle Squad Cleaning Services | 11330 N Garnett Rd #C | 11/17/2020 | Yes |
| Sign It | 7812 N Owasso Exp | 11/17/2020 | Yes |
| Skunk Grow Supply | 8751B N 117 E Ave | 11/17/2020 | Yes |
| Walmart (Remodel) | 11551 N 129 E Ave | 11/24/2020 | Yes |
| Auto Armor | 403 W 2 Ave | 11/30/2020 | Yes |
| OCTOBER 2020 | | | |
| Barre & Company | 12804 E 86 St N | 10/6/2020 | Yes |
| GB Auto Service "Tate Boys" | 11901 E 96 St N | 10/12/2020 | Yes |
| Secure Dentures & Implants | 11422 N 134 E Ave Bld.A#2 | 10/30/2020 | Yes |
| SEPTEMBER 2020 | | | |
| Not Your Grandma's Cupcakes | 9025 N 121 E Ave | 9/14/2020 | Yes |
| Baskin Robbins | 12808 E 86 St N | 9/17/2020 | Yes |
| Area51 Labs | 11215 N Garnett Rd #G | 9/21/2020 | Yes |
| AUGUST 2020 | | | |
| Yourdollarbuys | 200 E 5 Ave | 8/13/2020 | Yes |
| Target ~ Snack Bar Remodel | 9010 N 121 E Ave | 4/1/2020 | Yes |
| Armstrong Bank | 12401 E 86 St N | 8/25/2020 | Yes |

Certificate of Occupancy Monthly List

| NAME | ADDRESS | DATE | COMPLETE |
|-----------------------------------|----------------------------|-------------|-----------------|
| JULY 2020 | | | |
| OPS Smith Elem. Gym/Storm Shelter | 12223 E 91 St N | 7/1/2020 | Yes |
| Centennial Park Apartments | 14696 E 88 Pl N | 7/9/2020 | Yes |
| Big Daddy's Puff Palace | 8571 N Owasso Exp #A | 7/16/2020 | Yes |
| Pet Supplies Plus | 11422 N 134 E Ave Bld.A #3 | 7/20/2020 | Yes |
| Wing Stop | 12916 E 86 St N | 7/29/2020 | Yes |
| Rust & Ruffles | 12806 E 86 St N | 7/30/2020 | Yes |
| JUNE 2020 | | | |
| Broadleaf Dispensary | 8351 N Owasso Exp | 6/11/2020 | Yes |
| Green Country Chiropractic | 11560 N 135 E Ave #101-A | 6/19/2020 | Yes |
| Owasso Computer Repair | 12322 E 86 St N | 6/25/2020 | Yes |
| Owasso Nail Bar | 9046 N 121 E Ave #300 | 6/25/2020 | Yes |

PERMITS APPLIED FOR IN MAY 2021

| ADDRESS | BUILDER | ADD/ZONE | VALUE | A.S.F. | PERMIT# |
|-------------------------------------|---------------------|--------------|------------|--------|-----------|
| 13012 E 118 Ct N | Capital Homes | E@MP/RS3 | \$ 138,105 | 2,511 | 21-0501-X |
| 9018 N 121 E Ave #100 | TBD | SFMP/CS | \$ 300,000 | 3,298 | 21-0502-C |
| 10801 E 124 St N | Galaxy Home Rec. | CR/RS3 | \$ 30,000 | 288 | 21-0503-P |
| 201 S Main St #201, 202, 203, & 205 | Main Street Dev. | 76M/O | \$ 230,000 | 4,744 | 21-0504-C |
| 307 E 2 St | Janzen Construction | Unplatted/CG | \$ 250,000 | 1,250 | 21-0505-C |
| 12340 E 86 St N | A-Max Sign Co. | ECCC/CG | \$ 3,500 | 25 | 21-0506-S |
| 8787 N Owasso Exp #I | R & B Contracting | MVSC/CS | \$ 39,500 | 2,050 | 21-0507-C |
| 8787 N Owasso Exp #I | Signworld of Tulsa | MVSC/CS | \$ 5,500 | 51 | 21-0508-S |
| 13006 E 124 St N | Capital Homes | MPII/RS3 | \$ 124,465 | 2,263 | 21-0509-X |
| 13106 E 124 St N | Capital Homes | MPII/RS3 | \$ 103,840 | 1,888 | 21-0510-X |
| 11813 N 131 E Ave | Simmons Homes | E@MP/RS3 | \$ 138,655 | 2,521 | 21-0511-X |
| 7802 N 147 E Ave | Executive Homes | PH/RS3 | \$ 150,535 | 2,737 | 21-0512-X |
| 7903 N 149 E Ave | Executive Homes | PH/RS3 | \$ 160,325 | 2,915 | 21-0513-X |
| 7905 N 149 E Ave | Executive Homes | PH/RS3 | \$ 146,190 | 2,658 | 21-0514-X |
| 7705 N 150 E Ct | Executive Homes | PH/RS3 | \$ 147,950 | 2,690 | 21-0515-X |
| 14806 E 77 PI N | Executive Homes | PH/RS3 | \$ 150,535 | 2,737 | 21-0516-X |
| 11808 N 130 E Ave | Simmons Homes | E@MP/RS3 | \$ 115,775 | 2,105 | 21-0517-X |
| 12505 N 130 E Ave | Capital Homes | MPII/RS3 | \$ 131,175 | 2,385 | 21-0518-X |
| 7909 N 147 E Ave | Executive Homes | PH/RS3 | \$ 180,345 | 3,279 | 21-0519-X |
| 13206 E 125 St N | Capital Homes | MPII/RS3 | \$ 103,840 | 1,888 | 21-0520-X |
| 13103 E 125 PI N | Capital Homes | MPII/RS3 | \$ 145,750 | 2,650 | 21-0521-X |
| 12509 N 132 E Ave | Capital Homes | MPII/RS3 | \$ 124,465 | 2,263 | 21-0522-X |
| 11812 N 130 E Ave | Simmons Homes | E@MP/RS3 | \$ 125,675 | 2,285 | 21-0523-X |
| 11903 N 131 E Ave | Simmons Homes | E@MP/RS3 | \$ 125,675 | 2,285 | 21-0524-X |
| 12140 E 96 St N #112 | A-Max Sign Co. | RCB Center | \$ 3,500 | 51 | 21-0525-S |
| 11004 E 95 St N | Labella Homes | CE/RS3 | \$ 50,000 | 337 | 21-0526-X |
| 14803 E 77 PI N | Executive Homes | PH/RS3 | \$ 189,640 | 3,448 | 21-0527-X |
| 8006 N 147 E Ave | Executive Homes | PH/RS3 | \$ 180,345 | 3,279 | 21-0528-X |

| | | |
|----------------------------------|---------------------|--------------------|
| 19 Single Family | \$ 2,683,285 | 48,787 SqFt |
| 1 Residential Remodel | \$ 50,000 | 337 SqFt |
| 4 Commercial Remodel | \$ 819,500 | 11,342 SqFt |
| 3 Signs | \$ 12,500 | 127 SqFt |
| 1 Pool | \$ 30,000 | 288 SqFt |
| 28 Total Building Permits | \$ 3,595,285 | 60,881 SqFt |

City of Owasso Public Work Department
STATUS REPORT
June 10, 2021

- **E 76 St N Widening (from U.S. Hwy169 to N 129 E Avenue)**
 - On December 2, 2019, ODOT approved the construction contract with Crossland Heavy Construction.
 - **Roadway construction commenced in February 2020, with completion now scheduled in June 2021.**
 - **Contractor is still working on the punch list items as well as the traffic signal improvements.**
- **Garnett Road Widening (from E 96 St N to E 106 St N)**
 - On September 3, 2019, ODOT approved the construction contract with Becco Construction.
 - **Roadway construction commenced in February 2020, with completion now scheduled for July 2021.**
 - **Currently, the contractor is working northward in the northbound lanes. Concrete paving to East 100th Street North is expected by June 8th, 2021. In addition, bridge construction is scheduled to recommence in June 2021.**
- **Garnett Road Widening (E 106 St N to E 116 St N)**
 - Engineering design is 95% complete.
 - Right-of-way and easement acquisition are 99% complete.
 - Per the legal consultant, court date could be set either in June or July.
 - Once right-of-way is secured, utility companies will be given a Notice to Proceed to start relocating their infrastructure.
- **E 106 St N and N 145 E Avenue Intersection Improvements**
 - On August 18th, 2020, City Council approved the roadway construction contract with Diversified Civil Contractors, LLC.
 - Waterline relocation is complete.
 - **Roadway construction commenced in November 2020, with completion by July 2021.**
 - **North/Southbound traffic is now utilizing new concrete lanes as contractor begins removing existing asphalt lanes in preparation of subgrade stabilization and installation of additional storm drainage infrastructure. Once complete, contractor will install the new concrete lanes.**
- **Central Park / Lakeridge Stormwater Improvements**
 - On April 20th, 2021, City Council approved the stormwater improvement contract with Construction Enterprises, Inc.
 - **Contractor has mobilized to the site with construction scheduled to be complete in November 2021.**

- **South Sports Park Regional Detention Facility and Mitigation Project**
 - Construction of the detention pond and mitigation project commenced in January 2020, with completion now scheduled by June 2021.
 - Once the weather cooperates, the contractor will finish the sod placement and fence installation.
 - Tree and permanent grass planting commenced the last week of May 2021, with completion expected in June 2021.

- **Mingo and E 116 St N Intersection/E 116 St N from Mingo to Garnett Road Improvements**
 - Engineering design is 95% complete.
 - Right-of-way and easement acquisition completed in July 2020.
 - **Utility relocation commenced in March 2021, with completion expected by March 2022; followed by roadway construction.**

- **E 116 St N and Garnett Intersection/E 116 St N from Garnett to N 129 E Ave Improvements**
 - Engineering design is 90% complete.
 - Right-of-way and easement acquisition completed in July 2020.
 - **The utility relocation for E 116 St N and Garnett Intersection is expected to be complete by July 2021; followed by roadway construction.**
 - **The utility relocation for E 116 St N from Garnett Rd to N 129 E Ave is expected to be complete by September 2021; followed by roadway construction.**

- **E 96 St N from approximately N 119 E Ave to N 129 E Ave Improvements**
 - Engineering design is approximately 95% complete.
 - Private utility companies are working on utility relocation plans.
 - **Land acquisition commenced in February 2020, with completion anticipated in July 2021; followed by utility relocation.**

- **Wastewater Treatment Plant Expansion**
 - In December 2020, OPWA approved the construction contract with Crossland Heavy Construction.
 - **Construction commenced in March 2021, with completion scheduled for February 2023.**
 - Contractor is working on the main plant pump station footings and infrastructure.

- **Coffee Creek Lift Station & Force Main Improvements**
 - On April 20th, 2021 OPWA approved sanitary sewer contract with MSB Construction.
 - **Construction is scheduled to commence in June 2021, with completion by April 2022.**

- **E 106 St N and N 129 E Ave Intersection Improvements**
 - Engineering design is approximately 70% complete.
 - ODOT environmental study was completed in August 2020.
 - **Land acquisition is expected to commence in June 2021, with completion by December 2021; followed by utility relocation.**

- **Elm Creek Pond Improvements**
 - On July 21, 2020, City Council awarded the bank stabilization contract to Native Plains Excavation.
 - **Construction commenced in October 2020, with completion now scheduled for July 2021.**
 - **Contractor has completed the installation of the wave protection material.**
 - **Weather permitting, the contractor is expected to complete the downstream drainage improvements and outlet structure within the next 21-days.**

- **Owasso Market Sanitary Sewer Improvements**
 - On February 16, 2021, OPWA awarded the construction contract to Jerry's Excavation, Inc.
 - **Construction commenced in May 2021, with completion by November 2021.**
 - **Contractor is on-site pot holing areas where the mainline will cross Garnett to ensure old infrastructure is not in conflict with the bore pit and installation of the new infrastructure.**

- **Ranch Creek Interceptor Improvements from E 96 St N to E 116 St N**
 - In October 2019, Owasso Public Works Authority approved an engineering agreement with Greely and Hansen, LLC.
 - Engineering design is approximately 90% complete.
 - **Easement acquisition commenced in April 2021, with completion anticipated by September 2021; followed by construction.**

- **FY 2021 Street Rehabilitation Project**
 - The street rehab project is separated into three phases as shown below:
 - **E 106 St N Improvements from Mingo Rd to approximately US 169 –** Tulsa County has performed the 2" asphalt overlay from Garnett Rd to N 135 E Ave. In addition, **Tulsa County anticipates having the section between Mingo and Garnett complete by the end of June 2021.**
 - E 86 St N Improvements from N 119 E Ave to N 128 E Ave – The asphalt mill and overlay project is scheduled to commence in the fall of this year.
 - Various street improvements in Original Town and Elm Creek subdivisions – Engineering design is underway with construction expected to commence in the summer of 2021.