

NOTICE: On Thursday, May 14, 2026, at or before 6:00 p.m., agenda was posted at City Hall, on the bulletin board in the lobby of City Hall, and on the City of Bethany website: cityofbethany.org. The City of Bethany encourages participation from all its citizens. If participation at any public meeting is not possible due to a disability, notification to the City Clerk at least 48 hours prior to the scheduled meeting is encouraged to make the necessary accommodations. The City may waive the 48-hour rule if signing is not necessary accommodation.

**BETHANY CITY COUNCIL MEETING**

**BETHANY CITY HALL**

**TUESDAY, MAY 19, 2026**

**6:30 P.M.**

MEMBERS PRESENT:	Amanda Sandoval	Mayor
	Peter Plank	Vice-Mayor
	Chris Powell	Council Member
	Aja Triana	Council Member
	Kathy Larsen	Council Member
	Burt Falkner	Council Member
	Ken Smart	Council Member
	Chandra Ford	Council Member
	Brian Magirowsky	Council Member

MEMBERS ABSENT: None

OTHERS PRESENT:	Elizabeth Gray	City Manager
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Brett Crecelius	Community Dev. Director
	(See Roster)	

**ITEM NO. 1** on the agenda **CALL TO ORDER.**

Mayor Sandoval called the Bethany City Council meeting to order at 6:30 P.M.

**ITEM NO. 2** on the agenda was **INVOCATION AND FLAG SALUTE.**

The Invocation was given by Vice-Mayor Plank.  
The Flag Salute was conducted by Council Member Powell.

**ITEM NO. 3** on the agenda was **MAYORAL PRESENTATION TO THE BETHANY YOUTH COUNCIL INAUGURAL CLASS OF 2025-2026.**

Mayor Sandoval presented certificates and gifts to the following Bethany Youth Council members in recognition of their service:

- Jose Penaloza
- Jayden Brintnall
- Adamina Nelson
- Amy Alonzo
- Estefany Flores
- Jacqueline Valle
- Marely Martinez
- Adan Guzman
- Abby Carpenter

Mayor Sandoval also recognized Kathy Larsen, Aja Triana, and Chandra Ford for their assistance and support of the Bethany Youth Council.

**ITEM NO. 4** on the agenda was **CONSENT DOCKET:**

- A. APPROVAL OF MINUTES FROM THE MAY 5, 2026, REGULAR MEETING.**
- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS LIST IS INCLUDED IN THE AGENDA PACKET.**
- C. APPROVAL OF MINUTES FROM THE APRIL 30, 2026 SPECIAL CALLED MEETING/WARD 3 TOWN HALL MEETING.**
- D. APPROVAL OF FY 2027 GENERAL MUTUAL COOPERATION AGREEMENT BETWEEN THE CITY OF BETHANY AND THE BOARD OF COUNTY COMMISSIONERS OF OKLAHOMA COUNTY AND AUTHORIZE THE MAYOR TO SIGN THE DOCUMENT.**
- E. APPROVAL OF BUDGET AMENDMENT 26-19.**

A motion was made by Council Member Magirowsky, seconded by Council Member Larsen to approve the consent docket. Yes votes: Ford, Plank, Smart, Magirowsky, Falkner, Sandoval, Triana, Larsen, Powell. No votes: None. Motion approved.

**ITEM NO. 5** on the agenda was **PUBLIC HEARING ITEM: CONSIDERATION AND POSSIBLE ACTION REGARDING ORDINANCE NO. 2094, AN ORDINANCE AMENDING THE ZONING ORDINANCES, MAP, AND COMPREHENSIVE PLAN OF THE CITY OF BETHANY, OKLAHOMA, BY INCLUDING IN MHP (MOBILE/MANUFACTURED HOME PARK) THE PROPERTY LOCATED AT 5200 N PENIEL AVENUE FROM R-M (RESIDENTIAL MULTI-FAMILY), IN BETHANY, OKLAHOMA COUNTY, OKLAHOMA AS**

**MORE PARTICULARLY DESCRIBED HEREINAFTER. (RAY JONES, CITY ATTORNEY)**

**A. PRESENTATION BY STAFF AND/OR INTERESTED PARTY.**

Conner Reagan with Stonetown Capital presented a slideshow outlining properties currently owned by the company. He stated that the community was purchased in June 2025. He shared a proposal to rezone the area to allow for 34 additional mobile home spaces, bringing the total to 94 units.

Mr. Reagan noted that each mobile home would be individually owned, with residents leasing the lots. He also stated that the development would include an on-site staffed office.

As part of the project, Stonetown Capital proposed contributing new playground equipment to McCrory Park and constructing a storm shelter within the community, designed to accommodate approximately 50 residents.

Council members expressed concerns regarding traffic flow, specifically the limitation of a single entry and exit point, as well as the turning radius at the cul-de-sac available for fire trucks and emergency vehicles.

Community Director Brett Crecelius informed the council that if this was passed tonight the item would still come back to the council to approve the platting process.

**B. PUBLIC COMMENT.**

Paul Patrick- 6301 NW 54<sup>th</sup> St., Bethany, OK. spoke in opposition to the rezone due to concerns about increased population density and congestion. He also noted that the existing green space provides a buffer between the current mobile home park and neighboring properties along NW 54th Street.

Reggie Coleman- 6300 NW 54<sup>th</sup> St., Bethany, OK. Objects to the rezone and would not want a North exit to the park.

Karen Morten- 6029 NW 54<sup>th</sup> St., Bethany, OK. stated she is not in favor of a north exit and requested that fencing be installed along the area opening into the residential neighborhood.

**C. CONSIDERATION AND POSSIBLE ACTION TO APPROVE OF ORDINANCE NO. 2094, ON READING BY TITLE ONLY.**

A motion was made by Council Member Smart, seconded by Council Member Triana to approve Ordinance No. 2094, on Reading by Title Only. Yes votes: Powell, Sandoval. Ford, Magirowsky, Triana, Larsen, Smart, Plank. No votes: Falkner. Motion approved.

**D. MOTION TO APPROVE SECTION 1 OF ORDINANCE NO. 2094.**

A motion was made by Council Member Smart, seconded by Council Member Powell to approve Section 1 of Ordinance No. 2094. Yes votes: Powell, Sandoval. Ford, Magirowsky, Triana, Larsen, Smart, Plank. No votes: Falkner. Motion approved.

**ITEM NO. 6 on the agenda was CONSIDERATION AND POSSIBLE ACTION REGARDING A FINAL PLAT REQUEST FROM WEST OAK BETHANY, LP, APPLICANT AND CARLSON VENTURES LLC, PROPERTY OWNER TO SUBDIVIDE 8.62 ACRES INTO 22 LOTS LOCATED APPROXIMATELY ALONG NW 27TH STREET AND N DIVIS AVENUE. (RAY JONES, CITY ATTORNEY)**

Community Development Director, Brett Crecelius informed the council that a traffic study was not performed as it did not meet the minimum requirements for the study.

A motion was made by Vice-Mayor Plank, seconded by Council Member Smart to approve a final plat request from West Oak Bethany, LP, applicant and Carlson Ventures LLC, property owner, to subdivide 8.32 acres into 22 lots located approximately along NW 27<sup>th</sup> Street and N. Divis Avenue. Yes votes: Ford, Plank, Powell, Sandoval, Smart, Falkner, Triana, Larsen. No votes: Magirowsky. Motion approved.

**ITEM NO. 7 on the agenda was PUBLIC COMMENT - ANY PERSON WISHING TO ADDRESS THE COUNCIL DURING PUBLIC COMMENT SHALL GIVE THEIR NAME, ADDRESS, AND CITY OF RESIDENCE TO THE CITY CLERK FOR THE RECORDS PRIOR TO THE START OF THE MEETING. (PER CHAPTER 30 OF THE BETHANY CODE OF ORDINANCES, THERE IS A FIVE-MINUTE LIMIT, AND NO ACTION OR DISCUSSION SHALL TAKE PLACE. ALL REMARKS SHALL BE ADDRESSED TO THE COUNCIL AS A BODY, AND NOT TO ANY MEMBER THEREOF.)**

None.

**ITEM NO. 8 on the agenda was the CONSIDERATION AND POSSIBLE APPROVAL OF ORDINANCE NO. 2093, AN ORDINANCE TO IMPOSE A TEMPORARY MORATORIUM ON THE GRANTING OF ANY ZONING APPROVAL, REZONINGS, PLATS, DEVELOPMENT (SITE) PLANS, PERMITS, LICENSES AND CERTAIN OTHER ZONING APPROVALS, AS WELL AS THE COMMENCEMENT OR EXPANSION OF VARIOUS DEVELOPMENTS OR PROJECTS CONCERNING THE PLANNED UNIT DEVELOPMENT ZONING OVERLAY DISTRICT. (RAY JONES, CITY ATTORNEY) TABLED FROM THE MAY 5, 2026 REGULAR CITY COUNCIL MEETING.**

**A. PRESENTATION BY STAFF AND/OR INTERESTED PARTY.**

Attorney Ray Jones coordinated with the City of Norman to place the ordinance in proper legal form.

David Bohanon with Blackstone Commercial Property Advisors, LC submitted a letter to the council in defense of Planned Unit Development (PUD) Zoning in Bethany, Oklahoma.

**B. CONSIDERATION AND POSSIBLE ACTION TO APPROVE ORDINANCE NO. 2093, ON READING BY TITLE ONLY.**

A motion was made by Council Member Magirowsky, seconded by Council Member Falkner to approve Ordinance No. 2093 B.), on Reading by Title Only, and C.) Section 1-6 of Ordinance No. 2093. Yes votes: Smart, Triana, Sandoval, Magirowsky, Falkner, Larsen, Powell, Plank, Ford. No votes: None. Motion approved.

**C. MOTION TO APPROVE SECTION 1-6 OF ORDINANCE NO. 2093.**

This item was approved in the previous motion.

**D. MOTION TO APPROVE SECTION 7 OF ORDINANCE NO. 2093, THE EMERGENCY SECTION.**

A motion was made by Council Member Magirowsky, seconded by Council Member Falkner to approve Section 7 of Ordinance No. 2093, the Emergency Section. Yes votes: Plank, Larsen, Powell, Ford, Falkner, Smart, Triana, Magirowsky, Sandoval. No votes: None. Motion approved.

**ITEM NO. 9 on the agenda was the EXECUTIVE SESSION: PURSUANT TO 25 O.S. § 307 (B)(3) DISCUSSING THE SALE OF REAL PROPERTY BY THE PUBLIC BODY REGARDING 6400 NW 31ST TERRACE, BETHANY, OKLAHOMA. (RAY JONES, CITY ATTORNEY)**

**A. MOTION TO ENTER INTO EXECUTIVE SESSION.**

A motion was made by Council Member Magirowsky, seconded by Council Member Larsen at 7:37 p.m. to enter Executive Session. Yes votes: Smart, Triana, Sandoval, Magirowsky, Falkner, Larsen, Powell, Plank, Ford. No votes: None. Motion approved.

**B. MOTION TO EXIT FROM EXECUTIVE SESSION.**

A motion was made by Council Member Magirowsky, seconded by Council Member Triana at 7:43 p.m. to exit Executive Session. Yes votes:

Sandoval, Magirowsky, Larsen, Triana, Falkner, Ford, Powell, Plank, Smart. No votes: None. Motion approved.

**ITEM NO. 10** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS “MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA”)**.

None.

**ITEM NO. 11** on the agenda was the **CITY ATTORNEY’S REPORT**.

City Attorney Ray Jones briefed the council on his work over the past two weeks.

**ITEM NO. 12** on the agenda was the **CITY MANAGER’S REPORT**.

Finance Director Vaughn presented the monthly financial report.

City Manager Gray provided updates regarding recent and upcoming events and projects.

**ITEM NO. 13** on the agenda was **COUNCIL MEMBERS’ ANNOUNCEMENTS, COMMENTS, AND PROPOSALS**.

Each council member was given the opportunity to comment.

**ITEM NO. 14** on the agenda was **ADJOURN UNTIL JUNE 2, 2026**.

Mayor Sandoval adjourned the Bethany City Council meeting at 7:59 P.M. until June 2, 2026.

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CITYCLERK

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MAYOR

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## **BETHANY PUBLIC WORKS AUTHORITY MEETING**

### **BETHANY CITY HALL**

**TUESDAY, MAY 19, 2026**

**6:30 P.M.**

<b>MEMBERS PRESENT:</b>	Amanda Sandoval	Chairman
	Peter Plank	Vice-Chairman
	Chris Powell	Trustee
	Aja Triana	Trustee
	Kathy Larsen	Trustee
	Burt Falkner	Trustee
	Ken Smart	Trustee
	Chandra Ford	Trustee
	Brian Magirowsky	Trustee
<b>MEMBERS ABSENT:</b>	None	
<b>OTHERS PRESENT:</b>	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Brett Crecelius	Community Dev. Director
	(See Roster)	

Chairman Sandoval called the Bethany Public Works Authority meeting to order at 7:59 P.M.

**ITEM NO. 1** on the agenda was **CONSENT DOCKET:**

- A. APPROVAL OF MINUTES FROM MAY 5, 2025, REGULAR MEETING.**
- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS LIST IS INCLUDED IN THE AGENDA PACKET.**

A motion was made by Council Member Ford, seconded by Vice-Chairman Plank to approve the Consent Docket. Yes votes: Falkner, Plank, Larsen, Sandoval, Magirowsky, Triana, Powell, Smart, Ford. No Votes: None. Motion approved.

**ITEM NO. 2** on the agenda was **CONSIDERATION AND POSSIBLE APPROVAL OF FY 2027 WATER TREATMENT PLANT QUICKLIME BID SPECIFICATIONS AND AUTHORIZE STAFF TO SOLICIT BIDS. (ELIZABETH GRAY, CITY MANAGER)**

A motion was made by Council Member Larsen, seconded by Council Member Ford to approve FY 2027 Water Treatment Plant Quicklime bid specifications and authorize staff to solicit bids. Yes votes: Plank, Ford, Powell, Triana, Smart, Falkner, Sandoval, Magirowsky, Larsen. No votes: None. Motion approved.

**ITEM NO. 3** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS “MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA”)**.

None

**ITEM NO. 4** on the agenda was **ADJOURN UNTIL JUNE 2, 2026.**

Chairman Sandoval adjourned the Bethany Public Works Authority meeting at 8:01 P.M. until June 2, 2026.

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CHAIRMAN

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SECRETARY

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## BETHANY HOSPITAL TRUST MEETING

### BETHANY CITY HALL

TUESDAY, MAY 19, 2026

6:30 P.M.

MEMBERS PRESENT:	Amanda Sandoval	Chairman
	Peter Plank	Vice-Chairman
	Chris Powell	Trustee
	Aja Triana	Trustee
	Kathy Larsen	Trustee
	Burt Falkner	Trustee
	Ken Smart	Trustee
	Chandra Ford	Trustee
	Brian Magirowsky	Trustee
MEMBERS ABSENT:	None	
OTHERS PRESENT:	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Brett Crecelius	Community Dev. Director
	(See Roster)	

Chairman Sandoval called the Bethany Hospital Trust meeting to order at 8:01 P.M.

**ITEM NO. 1** on the agenda was **CONSENT DOCKET:**

- A. APPROVAL OF MINUTES FROM MAY 5, 2026, REGULAR MEETING.**
- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS LIST IS INCLUDED IN THE AGENDA PACKET.**

A motion was made by Trustee Magirowsky, seconded by Trustee Triana to approve the consent docket. Yes votes: Ford, Smart, Falkner,

Plank, Larsen, Triana, Sandoval, Powell, Magirowsky. No Votes: None.  
Motion approved.

**ITEM NO 2** on the agenda was **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS "MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA")**.

None.

**ITEM NO. 3** on the agenda was **ADJOURN UNTIL JUNE 2, 2026**.

Chairman Sandoval adjourned the Bethany Hospital Trust meeting at 8:01 P.M. until June 2, 2026.

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CHAIRMAN

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SECRETARY

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**BETHANY DEVELOPMENT AUTHORITY**

**BETHANY CITY HALL**

**TUESDAY, MAY 19, 2026**

**6:30 P.M.**

MEMBERS PRESENT:	Amanda Sandoval	Chairman
	Peter Plank	Vice-Chairman
	Chris Powell	Trustee
	Aja Triana	Trustee
	Kathy Larsen	Trustee
	Burt Falkner	Trustee
	Ken Smart	Trustee
	Chandra Ford	Trustee
	Brian Magirowsky	Trustee
MEMBERS ABSENT:	None	
OTHERS PRESENT:	Elizabeth Gray	City Manager
	Ray Jones	City Attorney
	Michael Vaughn	City Clerk/Treasurer
	Lesa LaMar	Deputy City Clerk
	Brett Crecelius	Community Dev. Director
	(See Roster)	

Chairman Sandoval called the Bethany Development Authority meeting to order at 8:01 P.M.

**ITEM NO. 1** on the agenda was **CONSENT DOCKET:**

- A. APPROVAL OF MINUTES FROM MAY 5, 2026, REGULAR MEETING.**
- B. APPROVAL OF CLAIMS: THESE CLAIMS HAVE BEEN FOUND TO BE IN ORDER BY STAFF AND PROPER AS TO FORM AND PROCEDURE AND ARE RECOMMENDED FOR PAYMENT. A COPY OF THE CLAIMS LIST IS INCLUDED IN THE AGENDA PACKET.**

A motion was made by Trustee Ford, seconded by Trustee Smart to approve the consent docket. Yes votes: Sandoval, Ford, Magirowsky, Plank, Larsen, Smart, Falkner, Powell, Triana. No votes: None. Motion passed.

**ITEM NO. 2** on the agenda **NEW BUSINESS (AS DEFINED BY THE OKLAHOMA OPEN MEETING ACT § 311 (A) (9) AS "MATTERS NOT KNOWN ABOUT OR WHICH COULD NOT HAVE REASONABLY BEEN FORESEEN PRIOR TO THE TIME OF POSTING THE AGENDA")**.

None

**ITEM NO. 3** on the agenda was **ADJOURN UNTIL JUNE 2, 2026**.

Chairman Sandoval adjourned the Bethany Development Authority meeting at 8:02 P.M. until June 2, 2026.

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CHAIRMAN

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SECRETARY