MINUTES
ECONOMIC DEVELOPMENT TRUST AUTHORITY
SPECIAL MEETING
MONDAY, MAY 19TH, 2025
12:00 P.M.

THE ECONOMIC DEVELOPMENT TRUST AUTHORITY MET IN SPECIAL SESSION IN THE COUNCIL CHAMBER, 12 NORTH ROWE STREET, PRYOR, OKLAHOMA AT THE ABOVE-MENTIONED DATE AND TIME.

TRUSTEES: **ADAM ANDERSON, ARIANNA DERR, DARRELL MOORE, FRED SORDAHL, DON BERGER, SCOTT MILLER.

EX-OFFICIO TRUSTEES: JARED CRISP – MUNICIPAL UTILITY BOARD GENERAL MANAGER, ZAC DOYLE – MAYOR.

OTHERS: JAE STANDINGWATER - SECRETARY.

1. **CALL MEETING TO ORDER.**
   Adam Anderson called the meeting to order at 12:00 p.m. Members present: Don Berger, Scott Miller, Adam Anderson, Fred Sordahl, Arianna Derr, Zac Doyle and Jared Crisp. Members absent: Darrell Moore.

   Others present: Bridgette Nichols, Maria Breedlove, Jennifer Meyer and Terry Aylward.

2. **DISCUSS, POSSIBLY APPROVE MINUTES OF THE APRIL 14TH, 2025 MEETING.**
   Motion was made by Miller, second by Derr to approve the minutes of the April 14th, 2025 meeting. Voting yes: Berger, Miller, Anderson and Derr. Abstaining, counting as a no vote: Sordahl. Voting no: none.

3. **DISCUSSION REGARDING A MEMORANDUM OF UNDERSTANDING (MOU) WITH PRYOR MAIN STREET.**
   Bridgette Nichols reported to the board that the updated MOU will be ready to be presented soon. She stated that the new document will reflect expanded expectations and responsibilities for Pryor Main Street.

4. **DISCUSSION AND POSSIBLE ACTION REGARDING AN MOU WITH LAND HOGS, LLC AND HAWKINS FAMILY LIMITED PARTNERSHIP FOR USE OF THE GREEN SPACE ON ROWE STREET FOR A 12-MONTH PERIOD.**
   Motion was made by Sordahl, second by Derr to approve an MOU with Land Hogs, LLC and Hawkins Family Limited Partnership for use of the green space on Rowe Street for a 12-month period. Voting yes: Miller, Anderson, Sordahl, Derr and Berger. Voting no: none.

5. **DISCUSSION AND POSSIBLE ACTION TO ALLOW THE LIBRARY TO USE THE GREEN SPACE UNDER THE MOU.**
   Motion was made by Derr, second by Sordahl to allow the Library to use the green space under the MOU. Motion was amended by Derr, second by Sordahl to allow the Library to use the green space under the MOU on June 5th, 2025 for the purpose of their Summer Reading

Program Kickoff event. Voting yes: Anderson, Sordahl, Derr, Berger and Miller. Voting no: none.

6. **DISCUSSION AND POSSIBLE ACTION REGARDING AN EXPENDITURE IN THE AMOUNT OF $325.00 FOR LIABILITY INSURANCE ON THE GREEN SPACE AS REQUIRED BY THE MOU FOR THE USAGE BY THE LIBRARY.**
   Motion was made by Miller, second by Derr to approve an expenditure in the amount of $325.00 for liability insurance on the green space as required by the MOU for the usage by the Library. Voting yes: Sordahl, Derr, Berger, Miller and Anderson. Voting no: none.

7. **DISCUSSION REGARDING A STRUCTURAL REVIEW OF THE GRAHAM COMMUNITY BUILDING.**
   Anderson reported that they have contacted Main Street requesting a structural review, but they will not be able to complete the review and report until next fall due to availability. He stated that they could alternatively seek a third party review, which is estimated to cost up to $10,000.00, leading most stakeholders to prefer waiting for Main Street's availability.

8. **DISCUSS, POSSIBLY RECOMMEND COUNCIL ACTION REGARDING THE BRANCH TOWER LEASE AGREEMENT WITH THE CITY.**
   Motion was made by Berger, second by Sordahl to recommend Council take no action regarding the Branch Tower lease agreement with the city. Voting yes: Derr, Berger, Miller, Anderson and Sordahl. Voting no: none.

9. **DISCUSSION REGARDING A REQUEST FROM THE ORDINANCE & INSURANCE COMMITTEE TO REVIEW TERM LIMITS AND ATTENDANCE REQUIREMENTS FOR EDTA TRUSTEES.**
   No action taken. Anderson reported that there is a need to reconsider terms limits and attendance requirements for members of the trust to ensure productivity and effectiveness. The trust requested that specific language to amend the requirements be brought to the next meeting.

10. **DISCUSSION AND POSSIBLE ACTION TO ORDER CHECKS FOR THE FESTIVAL ACCOUNT AT THE FOLLOWING QUANTITIES AND PRICES:**
    a. **100 - $234.99 (2.35/EA)**
    b. **200 - $335.99 (1.68/EA)**
    c. **500 - $430.99 (.86/EA)**
    d. **1,000 - $599.99 (.60/EA)**
    e. **2,500 - $1,365.99 (.55/EA)**

    Motion was made by Sordahl, second by Miller to approve an expenditure in the amount of $234.99 to purchase 100 checks for the EDTA Festival Account. Voting yes: Berger, Miller, Anderson, Sordahl and Derr. Voting no: none.

11. DISCUSSION AND POSSIBLE ACTION REGARDING THE ESTABLISHMENT OF A MARKETING BUDGET FOR PRYOR CREEK MARKETING MATERIALS SUCH AS FLYERS, BANNERS AND STICKERS NOT TO EXCEED $1,500.00.

No action taken. Mayor Doyle and the trust discussed potential avenues to pursue new branding materials for the city to promote economic development. Sordahl suggested consulting with design programs at the high school to allow local students to contribute. Discussion is to be revisited at the next meeting.

12. DISCUSSION AND POSSIBLE ACTION TO REQUEST BIDS OR INFORMATION OR AUTHORIZE PURCHASES FOR COMPONENTS FOR THE PRYOR FIRING RANGE.

Motion was made by Sordahl, second by Miller to approve an expenditure in the amount of $4,000.00 to purchase gravel for use at the firing range to be paid from Cherokee Nation grant funds. Voting yes: Anderson, Sordahl, Derr, Berger and Miller. Voting no: none.

13. ADJOURN.

Meeting was adjourned at 1:01 p.m. without motion or vote.