

City Council Work Session Meeting Minutes

Bixby Municipal Building
111 N. Cabaniss Ave., Bixby, OK 74008
August 10, 2026 at 5:00 PM

The agenda for the regularly scheduled meeting of the City Council Work Session of the City of Bixby was posted on the bulletin board at the Bixby Municipal Building, 111 N. Cabaniss Avenue, Bixby, OK 74008 on August 6, 2026, on or before 5:00 p.m.

Call to Order

Mayor Schultz called the City Council Work Session Meeting to order at 5:02 pm.

Roll Call

Shannon Duran, City Clerk, called the roll, and the following were present:

Members Present:

Mayor Schultz
Vice Mayor Hirshey
Councilor David
Councilor Payne
Councilor Freeman

Staff Present:

Todd Blish, Interim City Manager, Chief of Police
JT Hammons, City Attorney
Shannon Duran, City Clerk
Charles Barnes, Finance Director
Dylan Warner, Public Works Director
Joe Sherrell, Fire Chief
Bryan Toney, Public Information Officer

Agenda

- 1) Presentation and discussion of proposed amendments to The Preserve Planned Unit Development (BXPUD-22.05), located at the northeast corner of East 171st Street South and South Sheridan Road.

Mayor Schultz said Item 1 on the Agenda is up for discussion.
Item presented by: Dylan Warner, Public Works Director
Others who spoke: Erik Enyardt, Tanner Consulting

A handout was given and is attached to these minutes.

Dylan Warner, Public Works Director, gave an overview of these proposed amendments to the Planned Unit Development (PUD). Discussion ensued about why these amendments were

needed. It was stated that originally this unit was going to be a commercial development. The developer did not think that this piece of land would be a good commercial area. The developer advised council that they would be willing to do a land exchange with the City for a place to build the new fire station. Questions arose about the drainage and if any expansion is needed and when this item would be put on the agenda for approval in the future.

Further discussion ensued about what would happen if the bond failed to pass for the new fire station. Clarification was given that this item would come to the council for approval regardless of whether the bond was passed for the new fire station. The developer further stated that the land would be transferred to the City even if the bond did not pass.

2) Presentation and discussion on current ongoing infrastructure projects within the City.

Mayor Schultz said Item 2 on the Agenda is up for discussion.

Item presented by: Dylan Warner, Public Works Director

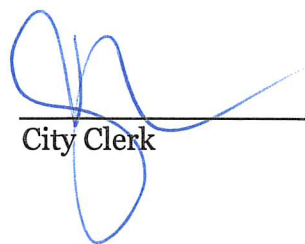
Others who spoke: Nathan Radach, Assistant Public Works Director.

A handout was given and is attached to these minutes.

Public works provided council with an overview and status of ongoing projects in the Public Works Department. This overview includes the status of current street projects, parks projects, water/wastewater projects and stormwater projects. Discussion ensued with a brief overview of future projects, active grants, and pictures of the new sign shop.

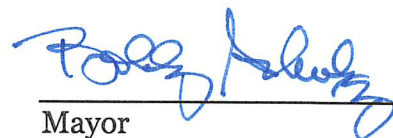
3) Adjournment

Adjournment was called at 5:58 pm.

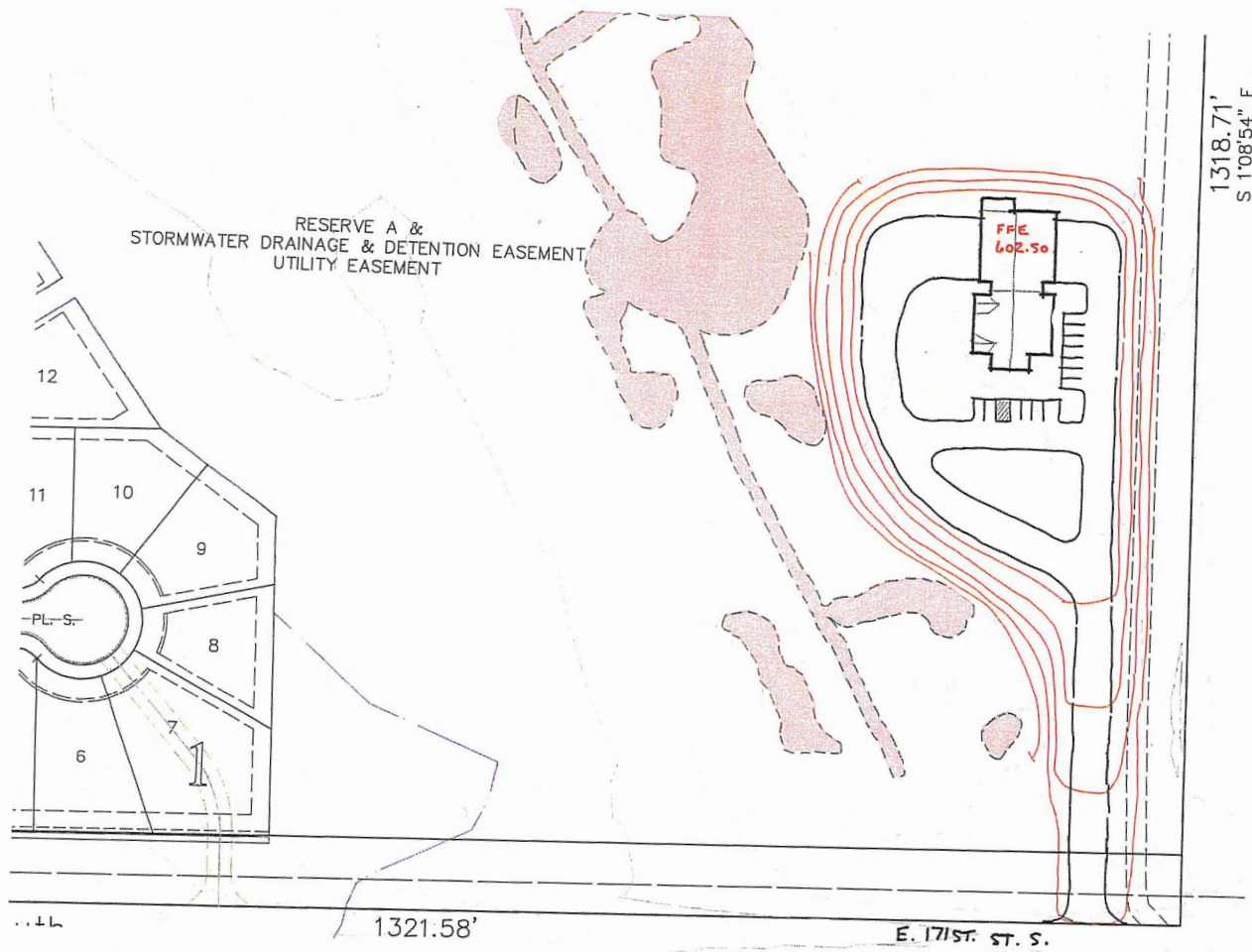


City Clerk





Mayor

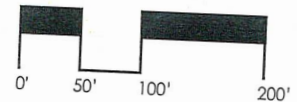


The Preserve - Fire Station Layout Options- East

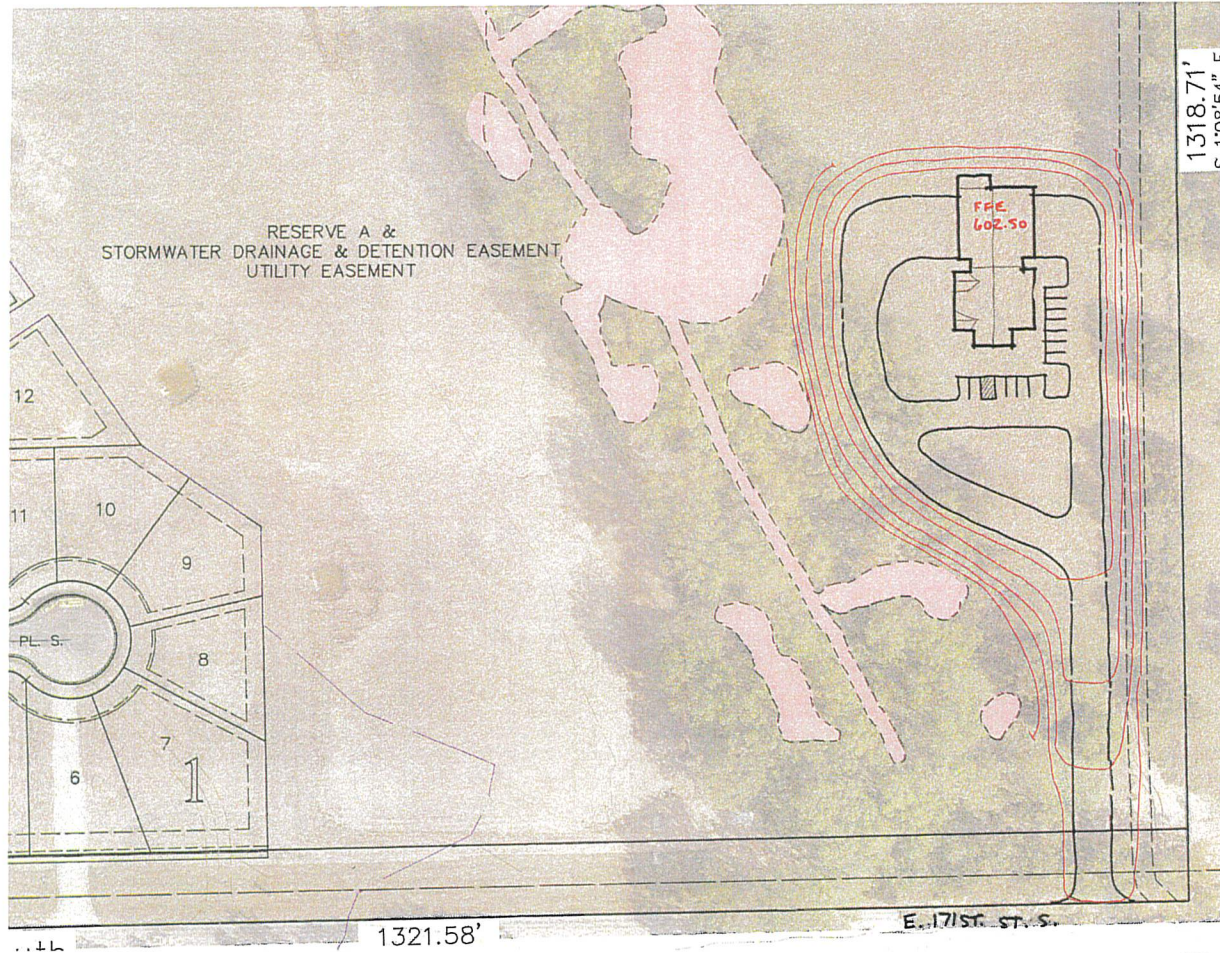
Project No. 22070
27 May 2026



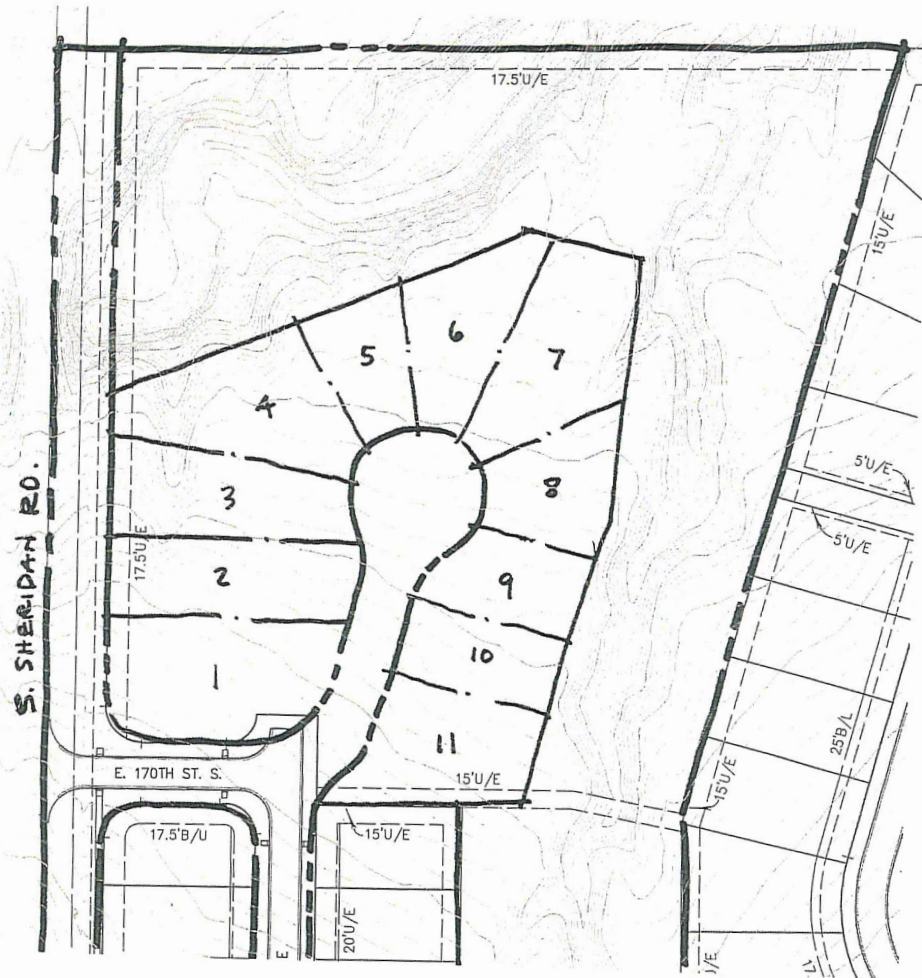
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Tanner Consulting LLC
LANDSCAPE ARCHITECTURE | LAND PLANNING
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Option 3



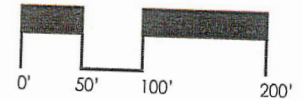
The Preserve - Fire Station Layout Options- West

Project No. 22070
27 April 2026

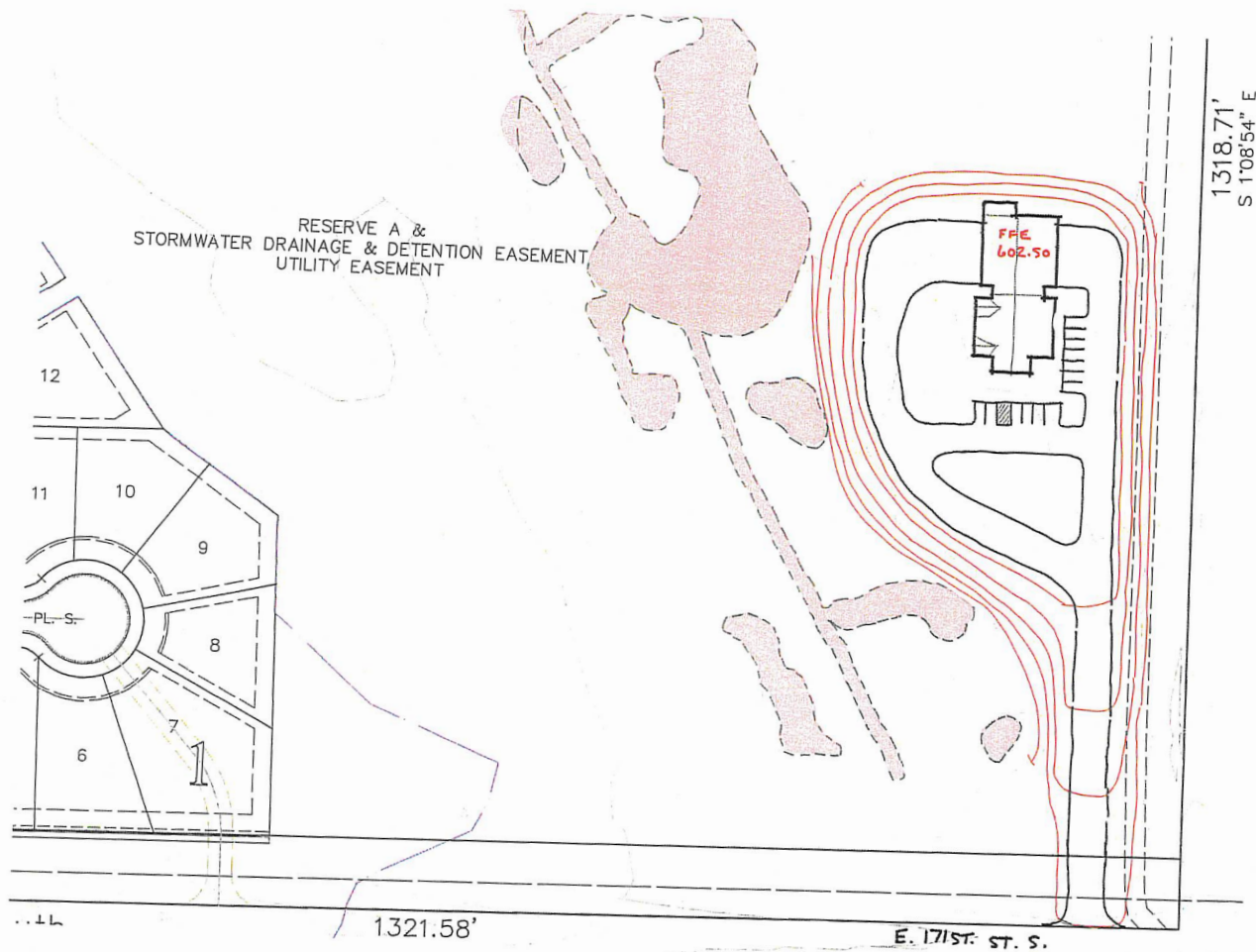


NORTH

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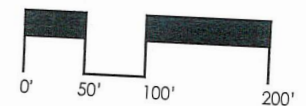


The Preserve - Fire Station Layout Options- East

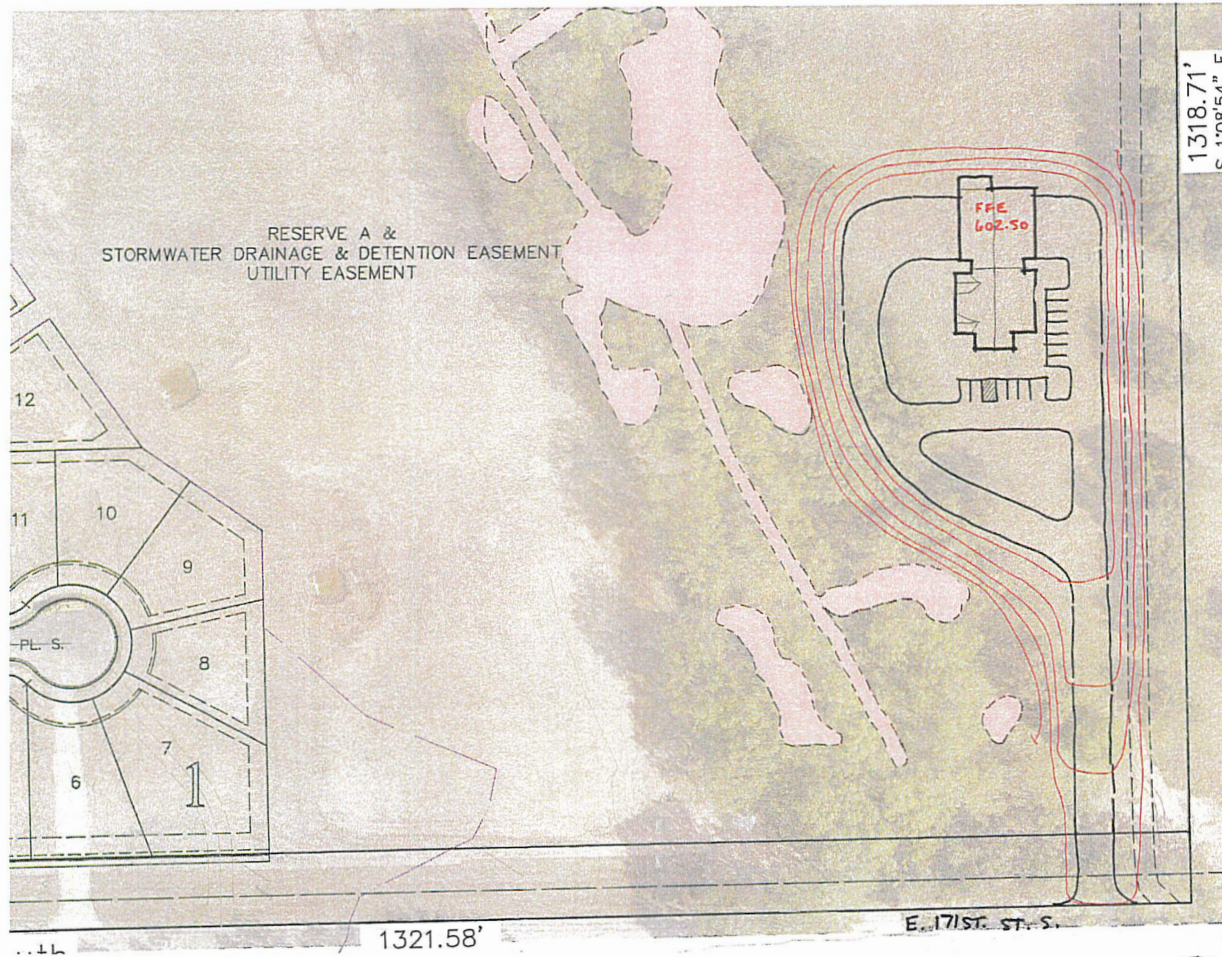
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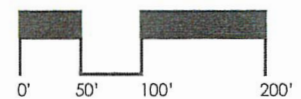
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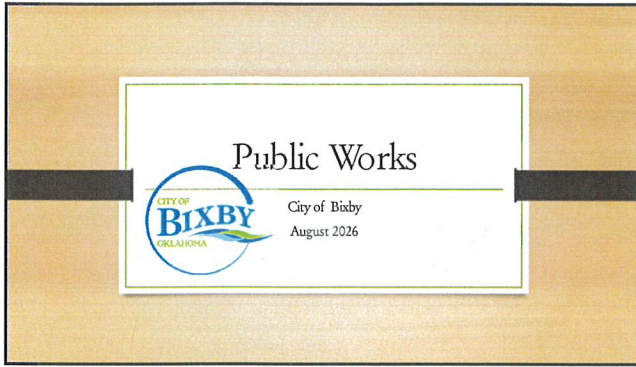
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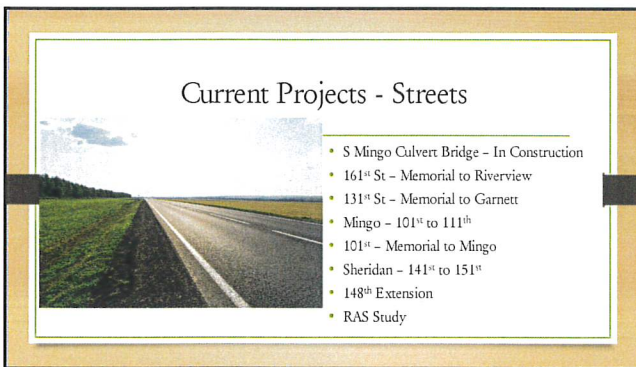


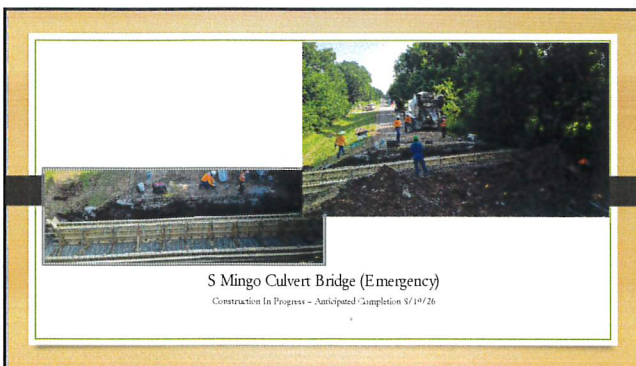
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Streets – Design Status

- 131st St – Memorial to Mingo – Prelim Design to 5-lane
- 131st St – Mingo to Garnett – 65% Design
- 161st St – Memorial to Mingo – Prelim Design to 3-lane
- 101st – Memorial to Mingo – 65% Design from County; pending Bond approval
- Sheridan – 141st to 151st – 100% Design 9/2026
- 148th Extension – Prelim design
- Mingo 101st to 111th – Kickoff meeting with Benham 9/26, Broken Arrow partnership

Streets – Other

- Salt/Sand/Brine Setup – Equipment purchased, set up for 2026/7 Winter season.
- Bixhoma Lake Rd – Street Evaluation, mill/overlay, full depth
- CIRP 2026 – In progress, Complete by 8/30; White Hawk, Downtown, 101st
- CIRP 2027 – White Hawk Development, scheduling survey
- Bixby Ranch Estates – Survey in process for Street Repairs (mill/overlay, full depth) (Infrastructure loan)

Streets – Other



- CIRP 2026 – In progress, Complete by 8/30; White Hawk, Downtown, 101st

Current Projects - Parks

- Bentley Park



Current Projects – Water/Waste

- Kimberly Clark Water Line
- North Lagoon Abandonment
- Effluent Force Main Extension
- Sheridan Water Line Extension
- 126th Lift Station Improvements
- Downtown Sanitary Sewer Improvements
- Spring Tree Lift Station Improvements
- Meter Antenna Upgrade
- 121st TMLA Connection
- Lake Bishnema Waterline
- Leonard Waterline
- Wastewater Master Plan

Water/Waste Projects

In Construction



- N Lagoon Abandonment - complete
- Leonard Waterline Ph 1 - construction
- Meter Antenna Upgrades - construction
- WW Master Plan - data evaluation
- Spartan Creek Water/Sewer - bidding
- 121st Waste Water Tie-in - Pending TMUA Approval

Water/Waste Projects

Design

- Kimberly Clark Waterline - Preliminary Design
- Ellard Force Main - Preliminary Design
- Sheridan Waterline - 65% Design
- 126th Lift Station - Preliminary Design
- Springtree Lift Station - Preliminary Design
- Downtown Sanitary Sewer (Privett) - 65% Design
- Lake Bixhoma Waterline - 65% Design
- Leonard Ph. 2 Waterline - 65% Design

Current Projects – Stormwater



- South Bixby Drainage
- 117th Street Drainage
- South Town Retention
- Verrado Stormwater Support

Current Projects – Facilities/Other



- Performing Arts Center - in construction
- FBB Parking Lot - final acceptance
- Cemetery Remodel - bidding Consultant
- Police/Dawes Renovation

Spartan Creek Development

- Infrastructure
 - Water/Sewer Infrastructure - bidding
 - 148th St/Oakhurst Drive - Prelim design
 - Latern Hill/Ellard Lift Stations - 30% Design
 - Traffic Impact Analysis/151st Improvements - Finalizing
- Sheridan Rd
 - Road Widening - 95% Design
 - Waterline Extension - 65% Design

Grant Applications

Bridge Improvement Program - Feasibility Study: Submitted, Pending Award
FEMA BRIC - Southtown Retention: Submitted to FEMA, Pending Award
FEMA FMA - Southtown Retention: Submitted to State, pending review.
CDBG Parkwood Sewer: Submitted, pending formal award

Public Works Status

- Sign Shop
 - New Sign Shop



Future Projects

2026 Bond Series:

- Final bond meeting 8/11, vote 8/25
 - Wastewater Hailey Creek Tie-In
 - 101st Memorial to Mingo
 - Mingo 111th to 131st

End of Presentation

- Questions?



- Thank you!
