



Terry Arps, Mayor, Trustee One
Jerrod Davis, Trustee Two
Carla Caruthers, Vice-Mayor, Trustee Three
Jeff Schwarzmeier, Trustee Four
Cindy Taylor, Trustee Five

REGULAR MEETING MINUTES

**BOARD OF TRUSTEES FOR THE TOWN OF LUTHER
TUESDAY, JANUARY 13, 2026, AT 7:00 P.M.
LUTHER TOWN HALL
108 SOUTH MAIN STREET, LUTHER, OKLAHOMA 73054**

1. Call to Order by **Terry Arps**.
2. Invocation by **Terry Arps**.
3. Pledge of Allegiance was led by **Terry Arps**.
4. Roll Call by **Terry Arps**. Present were **Terry Arps, Carla Caruthers, Jerrod Davis, and Jeff Schwarzmeier**. **Cindy Taylor** was absent.
5. Determination of a quorum was made by **Terry Arps**.
6. Approval of the Consent Agenda,
 - a. Approval of the Board Minutes from the meeting of December 9, 2025.
 - b. Approval of Claims, including Payroll
 - c. Review and Approval of Treasurer's Report – **Terry Arps** made a motion to approve the **Consent Agenda as presented, 2nd by Jeff Schwarzmeier**.
7. Consideration of Items Removed from the Consent Agenda – **None**.
8. Trustee Comments – **Terry Arps** thanked **Dawn Shelton, Luther Register News**, for a news article **about the potential data center**.
9. Department Reports – **Terry Arps** read the **Code Enforcement and Police Department** reports. **Carla Caruthers** gave the **Fire Department** report.
10. Attorney's Report – **Beth Anne** mentioned that as **Municode** works through our **Code of Ordinances**, the **Board of Trustees** should expect to have to pass a number of new ordinances.

Trustee One (Terry Arps)

11. **Public Hearing** - To consider and take possible action to approve or deny an application for rezoning from A-1 Agricultural to R-1 Residential for a property generally located at 18630 NE 178th Street, Luther, OK 73054. The applicant has indicated the rezoning request is being made for the purpose of splitting the property into three (3) residential lots. The property is approximately 4.3 acres and the legal description is as follows: ARROYO SECO ESTATES 000 000 LOT 22 EX A TR 215FT N&S BY 202.62FT E&W BEG 251 AND ARROYO SECO ESTATES 000 000 BEG 251.75FT W OF NE/C LOT 22 TH S215FT W202.62FT N215FT E202.62FT TO BEG CONT 1ACR MORE OR LESS. – **Terry Arps** opened the public hearing. **Samuel Walker** stated his reasons for the request. No citizens commented. **Terry Arps** closed the public hearing. **Terry Arps** made a motion to grant the request and rezone the property to **R-1 Residential**, 2nd by **Jeff Schwarzmeier**. The Vote: All (4) Yes.

12. Consideration, discussion and possible action to approve or deny an application for a lot split from a parcel of 4.3 acres to three (3) parcels of 1.2563, 1.2588 and 1.8004 acres, legal description as follows: ARROYO SECO ESTATES 000 000 LOT 22 EX A TR 215FT N&S BY 202.62FT E&W BEG 251 AND ARROYO SECO ESTATES 000 000 BEG 251.75FT W OF NE/C LOT 22 TH S215FT W202.62FT N215FT E202.62FT TO BEG CONT 1ACR MORE OR LESS. – **Terry Arps made a motion to approve the lot split, 2nd by Jerrod Davis. The Vote: All (4) Yes.**
13. Consideration, discussion and possible action to set the dates for December 4 and 5, 2026, for the downtown event sponsored by the Luther Ministerial Alliance “A Christmas to Remember”. – **Scherrie Pidcock stated that she had made an error on the dates written in the item, which should have read December 4, 5 and 6. Patrice Christy stated the Ministerial Alliance had not decided on the activities for December 5, but would present a Christmas play on December 4 and 6 at the Luther High School Auditorium. Terry Arps made a motion to table the item until plans were known, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
14. Consideration, discussion and possible action on future plans for the former Head Start building in Booker T. Washington Park. Tabled from December 9, 2025. – **Discussion was held. Terry Arps made a motion to gather information regarding renovation costs, 2nd by Jerrod Davis. The Vote: All (4) Yes.**
15. Consideration, discussion and possible action to enter into an Encroachment Agreement with Levi Bouska for the property located at 204 North Ash Street. – **Preston Goombi, business partner of Levi Bouska, explained the need for the encroachment agreement, to secure financing for the proposed restaurant site, Flipside Burgers. Terry Arps made a motion to enter into the agreement, 2nd by Carla Caruthers. The Vote: All (4) Yes.**
16. Consideration, discussion and possible action regarding speed limits in the Town of Luther. Tabled from December 9, 2025. – **Terry Arps explained he had met with an Oklahoma County engineer and discussed recommendations. Terry Arps made a motion to establish a resolution in conjunction with Oklahoma County to change the speed limit to 25 on streets in the in-town area between Rt 66 and 178th Street, 2nd by Carla Caruthers. The Vote: Three (3) Yes, One (1) No- Jeff Schwarzmeier.**
17. Consideration, discussion and possible action to authorize the purchase of a police vehicle to replace the vehicle totaled in an accident. Tabled from December 9, 2025. – **Chief Leafy explained their choice for the replacement vehicle. Terry Arps made a motion to waive formal competitive bidding and purchase a police truck from Carter Chevrolet at State contract pricing, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
18. Consideration, discussion and possible action to authorize the upfitting of a new police vehicle. – **Chief Leafy stated he obtained three (3) bids. He recommended 10-8 Solutions. Terry Arps made a motion to approve upfitting of the new police truck at a cost of \$20,246.30, 2nd by Carla Caruthers. The Vote: All (4) Yes.**
19. Consideration, discussion and possible action to implement the PACKTRACK K9 Tracking System at a subscription cost of \$140.00 annually. – **Chief Leafy explained the benefits of the software. Terry Arps made a motion to approve the tracking system, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
20. Consideration, discussion and possible action to accept or decline an offer from Travelers Insurance

for settlement regarding the crash involving the Metropolitan Library System delivery truck that hit and damaged our park bench and Town Hall building. Tabled from December 9, 2025. – **Terry Arps made a motion to table the item until February 10, 2026, 2nd by Jerrod Davis. The Vote: All (4) Yes.**

21. Consideration, discussion, and possible direction on AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF LUTHER, OKLAHOMA, AMENDING CHAPTER 12, “PLANNING, ZONING AND DEVELOPMENT,” CHAPTER 2, “ZONING REGULATIONS,” ARTICLE B, “SPECIFIC DISTRICT REGULATIONS,” OF THE CODE OF ORDINANCES OF THE TOWN OF LUTHER, AND SPECIFICALLY AMENDING SECTION 12-214, “R-4 DISTRICT – RECREATIONAL VEHICLE PARKS,” ELIMINATING MANUFACTURING OR MOBILE HOME COMMUNITIES AND PARKS, PROVIDING FOR RECREATIONAL VEHICLE PARKS, AND ESTABLISHING CRITERIA; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT – **Beth Anne Childs stated this is a step toward updating zoning ordinances for the Town. Questions were asked from the audience about notification of the item. It was explained there is no action to be taken at the meeting, but it may be discussed in future meetings, and that all zoning changes require notification and public hearings. No Action.**
22. Consideration, discussion, and possible approval of an Amended Request for Proposals (RFP) for the Purchase of an Approximate 1/4 Acre Tract of Real Property generally located north of Northeast 4th Street west of North Dogwood Street and south of the Dollar General, Luther, Oklahoma. – **Terry Arps made a motion to approve the amended RFP, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**

Trustee Two (Jerrod Davis)

23. Consideration, discussion and possible action to close Main Street during the Third Saturday Markets. – **Jerrod Davis made a motion to close Main Street on Third Saturday Markets as written, 2nd by Terry Arps. The Vote: All (4) Yes.**
24. Consideration, discussion and possible action to close Main Street on March 28, 2026, for a townwide garage sale. - **Jerrod Davis made a motion to close Main Street on March 28, 2026, as written, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
25. Consideration, discussion and possible action for the Final Pay Applications to Crossfire Construction for the completion of the LPWA Shop. Tabled from December 9, 2025. – **Jerrod Davis made a motion to table the item to the Special Meeting on January 22, 2026, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
26. Consideration, discussion and possible action to ratify the acceptance of the ACOG REAP contract for a drainage improvement project grant. – **Jerrod Davis made a motion to ratify the acceptance of the contract, 2nd by Terry Arps. The Vote: All (4) Yes.**
27. Consideration, discussion and possible action to enter into a contract with Cimarron Valley Engineering for the ACOG REAP drainage improvement project. – **Jerrod Davis made a motion to enter into the contract, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
28. Consideration, discussion and possible action to decide on a project for the open round of Rt 66 Revitalization grant. – **Jerrod Davis made a motion to choose renovation of the remaining school**

building in Booker T Washington Park into an event center using historical documents and artifacts related to Booker T Washington School, Route 66 and the Town of Luther in the décor of the building, 2nd by Terry Arps. The Vote: All (4) Yes.

29. Consideration, discussion and possible action to contract with Dawn Shelton to write the Rt 66 Revitalization grant. – **Jerrod Davis made a motion to contract with Dawn Shelton to write the grant for the Booker T Washington renovation, 2nd by Terry Arps. The Vote: All (4) Yes.**
30. Consideration, discussion and possible action to contract with Dawn Shelton to update and streamline the Town of Luther website on a month-to-month basis at a cost of \$100 per month. – **Jerrod Davis made a motion to contract with Dawn Shelton to streamline and update the website, 2nd by Carla Caruthers. The Vote: All (4) Yes.**
31. Consideration, discussion, and possible action, including preview and review of a draft ordinance for stormwater control, runoff, and design standards. – Tabled from December 9, 2025. – **Jerrod Davis made a motion to table the item, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**

Trustee Three (Carla Caruthers)

32. Consideration, discussion and possible action to authorize hotel accommodations for fire personnel for three (3) nights to attend the Destry Horton Wildland and EMS Training Conference in Lawton, OK, on Feb 5, 6 and 7, 2026, in an amount not to exceed \$693.23. – **Carla Caruthers made a motion to approve the expenditure for hotel accommodations, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**

Trustee Four (Jeff Schwarzmeier)

Trustee Five (Cindy Taylor)

33. **PROPOSED EXECUTIVE SESSION:** Consideration and possible action to enter into Executive Session for confidential communications and discussions with legal counsel and other staff members as requested and required to discuss the employment of the Town Manager, including her compensation and terms of employment and her notice of resignation effective as of April 3, 2026, as authorized by 25 O.S. §307(B)(1), which allows discussions pertaining to the employment, hiring, and appointment of any individual salaried public officer or employee. – **Terry Arps made a motion to enter into Executive Session, 2nd by Jerrod Davis. The Vote: All (4) Yes. Terry Arps closed Executive Session.**
34. **PROPOSED ACTION FOLLOWING EXECUTIVE SESSION:** Consideration, discussion, and possible reasonable action, including action pertaining to the employment of the Town Manager. – **Terry Arps made a motion accept Scherrie Pidcock’s resignation, 2nd by Jerrod. The Vote: Three (3) Yes, One (1) No-Jerrod Davis.**
35. Consideration, discussion, and possible action regarding recruitment and advertising for the position of Town Manager. – **Terry Arps made a motion to authorize the Town Manager to advertise and recruit for the position, with a closing date in three (3) weeks, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**
36. Consideration, discussion, and possible action regarding authority to enter into a contract with Scherrie Pidcock for Consulting and Support Services after she leaves full-time employment with the Town of

Luther. – **Terry Arps made a motion to direct Beth Anne Childs to draft a contract as written, 2nd by Jeff Schwarzmeier. The Vote: All (4) Yes.**

37. New Business: In accordance with the Open Meeting Act, Title 25 O.S. 311.A.9 of the Oklahoma Statutes, new business is defined as any matter not known about or which could not have been reasonably foreseen prior to the time of posting the agenda. – **None.**

38. Citizen participation: Citizens may address the Board during open meetings on any matter on the agenda prior to the Board taking action on the matter. On any item not on the current agenda, citizens may address the Board under the agenda item Citizen Participation. Citizens should fill out a Citizen's Participation Request form and give it to the Mayor. Citizen Participation is for information purposes only, and the Board cannot discuss, act or make any decisions on matters presented under Citizens Participation. Citizens are requested to limit their comments to two minutes. – **Several people were present at the meeting due to the potential of an application being submitted for a data center in Luther. Becky Tatum offered a prayer, Jenni White spoke, and Teresa Poisson read a statement.**

39. Adjourn. – **Terry Arps made a motion to adjourn, 2nd by Jerrod Davis. The Vote: All (4) Yes.**



Minutes transcribed by Scherrie Pidcock, Town Clerk