



CITY OF ADA REGULAR MEETING

Date: February 2, 2026 5:45 PM

Location: 231 S. Townsend, Ada, OK

The Ada City Council met in the Dr. Ray L. Stout City Council Chamber. Advanced public notice was given by posting the agenda on the City Hall bulletin board and posting on the City of Ada website on January 30, 2026, at 2:35 PM.

1. The meeting of the Ada City Council was called to order by Mayor Hudson.
2. Roll call, declaration of a quorum being present.

Council Member — Holly Johnson	X	Vice Mayor — Yoli Vazquez	X
Council Member — Don Griffith	A	Mayor — Karen Hudson	X
Council Member — Doug Dow	X		

3. The audience was led in the Pledge of Allegiance by Mayor Hudson.
4. The audience was asked to observe a moment of silence by Mayor Hudson.
5. Discussion of and action on Consent Agenda.
 - a. Consideration of the Minutes (January 20, 2026, 5:45 pm regularly scheduled meeting).
 - b. Consideration of supplemental appropriations or transfer of appropriations within the General Fund budget.
 - c. Consideration of supplemental appropriations or transfer of appropriations within the Sub-Funds to the General Fund budget.
 - d. Consideration of supplemental appropriations or transfer of appropriations within the Special Revenue Funds budget.
 - e. Consideration of supplemental appropriations or transfer of appropriations within the Other Funds budget.
 - f. Consideration of and action on contract with Alpha One Firetrucks for Brush Truck Uplift for the Ada Fire Department.

Motion made by council member Johnson to approve the Consent Agenda. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

6. Discussion of and action on items removed Consent Agenda.

No items were removed from the Consent Agenda.

7. Presentations.

No presentations were made.

8. Discussion of and action on Regular Agenda

a. Public hearing and discussion of and action on an ordinance providing for the rezoning of certain property within the City of Ada, Oklahoma from R-1, One-Family District to R-2, Two-Family District and declaring an emergency, for the following described property:

All of Lot 12 and Lot 13 in Block 51, Original Townsite of Ada, Pontotoc County, OK

The properties are generally addressed as 812 & 816 W 7th Street.

(If passed, must consider Emergency Clause.)

Planning and Zoning Coordinator, Lexie Baker, addressed the council regarding the rezoning request for the properties located at 812 and 816 W 7th Street. Applicants Hannah and Aaron Simpson are requesting to rezone two parcels of land, each approximately 7,000 square feet, from an R-1 One Family District to an R-2 Two Family District, with future plans to construct duplexes.

Council member Johnson inquired whether there would be one duplex per lot, to which Baker confirmed.

Vice Mayor Vazquez asked if the number of bedrooms in the planned duplexes is known. Baker responded that this information is not available at the moment.

Council Member Johnson inquired if the water pressure in the neighborhood would be affected. Baker responded that it would not be affected.

Motion made by Vice Mayor Vazquez to approve Ordinance (26-02) as presented. Motion seconded by Mayor Hudson. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

Emergency Clause

Motion made by Mayor Hudson to approve the emergency clause. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

- b. Public hearing and discussion of and action on an ordinance providing for the zoning of certain property within the City of Ada, Oklahoma from A-2, Suburban District to A-1, General Agricultural District and declaring emergency for the following described property:

The W/2 of the NW/ 4 of the NW/4 and the NE/4 of the NW/4 of the NW/4 of the NE/4 of the NW/4 of Section 21. Township 4 North. Range 6 East. Pontotoc County, more particularly described as follows: Beginning at the Northwest corner of said Section 21; thence N89°36'39"E a distance of 1978.02 feet to the Northeast corner of the NW/4 of the NE/4 of the NW/4; thence S00°22'16"E a distance of 659.96 feet to the Southeast corner of the NW/4 of the NE/4 of the NW/4; thence S89°37'17" W a distance of 1318.32 feet to the Southwest corner of the NE/4 of the NW/ 4 of the NW/4; thence S00°24'12"E a distance of 659.62 feet of the Southeast corner of the W/2 of the NW/4 of the NW/4; thence S89°36'19"W a distance of 659.08 feet to the Southwest corner of the W/2 of the NW/4 of the NW/4; thence N 00°24'51W a distance of 1319.40 feet to the point of beginning, Containing 39.938 acres more or less.

AND

A tract of land located in the SW/4 of Section 17, Township 4 North, Range 6 East, Pontotoc County, Oklahoma, more particularly described as follows: Beginning at the

Southwest corner of said Section 16; thence N00°46'23"W a distance of 1318.79 feet to the Northwest corner of the SW/4 of the SW/4; thence N89°33'54"E a distance of 1320.61 feet to the Northeast corner of the SW/4 of the SW/4; thence N00°41'09"W a distance of 919.84 feet; thence N89°31'41"E a distance of 350.00 feet; thence S00°41'34"E a distance of 260.00 feet; thence N89°31'41"E a distance of 309.82 feet to the Northeast corner of the SW/4 of the NE/4 of the SW/4; thence S00°40'19"E a distance of 660.31 feet to the Southeast corner of the SW/4 of the NE/4 of the SW/4; thence N89°34'10"E a distance of 659.69 feet to the Northeast corner of the SE/4 of the SW/4; thence S00°39'22"E a distance of 40.00 feet; thence S89°34'10"W a distance of 659.68 feet; thence S00°40'25"E a distance of 1280.31 feet to the Southeast corner of the W/2 of the SE/4 of the SW/4; thence S89°38'39"W a distance of 1978.02 feet to the point of beginning, containing 72.646 acres more or less.

This property is generally located to the west of North Broadway Avenue between Pruitt Road and Seabrook Road. See attached map for exact location.

(If passed, must consider Emergency Clause.)

Planning and Zoning Coordinator, Lexie Baker, addressed the council regarding the rezoning request for the property located west of North Broadway Avenue, between Pruitt Road and Seabrook Road. The applicant, Simple Pleasures LLC, is requesting to rezone two vacant parcels of land from A-2, Suburban District, to A-1, General Agricultural District. This rezoning is intended to facilitate the future use of the land for the extraction and repurposing of on-site soil materials, commonly known as earth extraction industries. The applicant has already secured the necessary permit from the State of Oklahoma Department of Mines.

Mayor Hudson asked for clarification on the zoning differences between A-2 and A-1, to which Baker explained that extractions are not permitted in an A-2 zone.

Council member Dow inquired whether a new access road would be included in the plan or if the existing Tower Road would serve as the access point. Baker responded by using the map presentation to show the designated access point and explained that the company had established a travel access plan as part of their state permit, which they are required to adhere to and that they will not be using Tower Road for access.

Chad Woods, representing Simple Pleasures LLC and residing at 13851 CR 1566, addressed the council in favor of the rezoning. He noted the demand for soil from commercial projects and mentioned that the alternative, a rock quarry, is a more costly option.

Motion made by council member Johnson to approve Ordinance 26-03 as presented. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for

a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

Emergency Clause

Motion made by Vice Mayor Vazquez to approve the emergency clause. Motion seconded by council member Johnson. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

- c. Public Hearing and Discussion of and Action on a Resolution authorizing the use of certain property within the A-1, General Agricultural District for a Use Permitted on Review for Earth Extraction Industries.

Planning and Zoning Coordinator, Lexi Baker, addressed the council with staff recommendations that the following conditions be considered upon approval of the Use Permitted on Review: 1) a minimum setback of 200 feet on the entire east side of the property adjacent to residentially zoned properties; 2) the applicant shall meet all state requirements; 3) the burrow pit shall not exceed 25 feet in depth; 4) the operation is limited to earth extraction only.

Council member Dow inquired about the burrow pit and how it would be filled in. Attorney Frank Stout and Baker agreed that the burrow pit will be back filled once the select soil is gone.

Motion made by to Vice Mayor Vazquez to approve Resolution (26-01A), Use Permitted on Review for Earth Extractions Industries. Motion seconded by Mayor Hudson. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

- d. Discussion of and action on Professional Service Agreement with Plummer - WO#4 for final report on Wastewater System Master Plan.

Engineering Director, Shelly Williams, presented to the council regarding Work Order #4 for the final reporting with Plummer on the Wastewater System Master Plan. This marks the final phase of the evaluation and capacity study for the wastewater treatment plant. The approved contract allowed the ability to gather all necessary data to gain a clearer understanding of future direction. The study will focus on peak flows through the wastewater plant, minimizing required storage areas, and eliminating the engineered bypass mandated by the DEQ. Additionally, it will explore water reuse possibilities and the potential for utilizing water in the east side development. The study will provide two preliminary cost estimates to support informed decision-making. Waiting until after the tornado allowed for more comprehensive data collection, providing valuable insights for future decisions.

Motion made by council member Johnson to approve the Professional Service Agreement with Plummer - WO#4 for final report on Wastewater System Master Plan. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

- e. Public hearing and discussion of and action on an ordinance providing for the re-zoning of certain property within the City of Ada, Oklahoma from A-2, Suburban District to R-3-L, Low Density Multiple-Family District and declaring an emergency, for the following described property:

A tract of land in the E/2 SE/4 of Section 26, Township 4 North, Range 6 East of the I.B.M., Pontotoc County, Oklahoma, more particularly described as follows: Commencing at the Southeast corner of the SE/4 of said Section 26;p thence N 00°01'00" W along the East line of the SE/4, a distance of 1421.90 feet; thence S 89°59'00" W a distance of 40.00 feet to the point of beginning; thence continuing S 89°59'00" W a distance of 115.00; thence S 72°13'38" W a distance of 183.63 feet; thence N 00°01'00" W a distance of 425.00 feet; thence N 46°36'24" W a distance of 71.36 feet; thence N 89°59'00" E a distance of 261.73 feet; thence S 00°01'00" E

distance of 300.00 feet; thence N 89°59'00" E a distance of 80.00 feet, thence S 00°01'00" E a distance of 118.04 feet to the point of beginning, containing 2.37 acres, more or less.

The property is generally located on the northwest corner of N. Monte Vista Road and Brock Boulevard.

(If passed, must consider Emergency Clause.)

Community Development Director, Staci Bungard, presented to the council regarding the rezoning application for the vacant property located at the northwest corner of N. Monte Vista and Brock Boulevard. The applicant, KG Capital, LLC, seeks to change the zoning from A-2, Suburban District, to R-3-L, Low Density Multiple-Family District. The future plan involves constructing residential duplexes, and staff has recommended approval of this request.

Chase Sanders, residing at 1120 Colony Drive and owner of the property, addressed the council in support of the rezoning, citing it as the lowest impact and best use of the area, as well as the optimal solution to the primary traffic concern.

Vice Mayor Vazquez asked about the property sale, to which Sanders replied that the two parcels were purchased together in one transaction.

Council Member Johnson inquired if the only access would be through Brock Boulevard and whether these units would be rentals. Sanders responded that the access would be through Brock Boulevard and the duplexes would be two-bedroom, two-bath, two-car garage duplexes, not designated as low-income housing.

Vice Mayor Vazquez also asked about the floor plans, and Sanders responded that the designs would be similar to the existing housing in the area.

Jessamine Schreiber, 1214 Emily Lane, addressed the council in opposition to the rezoning request, citing worries about traffic congestion, rainwater drainage, and safety issues.

Kelley Donaghey, 1315 Emily Lane, addressed the council voicing opposition to the rezoning request, citing concerns about the neighborhood entrance.

Melva Connelly, 1112 Marley Way, addressed the council to express her opposition to the rezoning request, citing concerns about the proximity of the proposed duplexes to the rear of her property.

Linda King, 1226 Marley Way, addressed the council to express her opposition to the rezoning request.

Misty Howell, 1201 Marley Way addressed the council, expressing opposition to the rezoning due to concerns about rambunctious teenagers, an increase in crime, and potential impacts on property values.

Tammy Jones, 1105 Marley Way, addressed the council, expressing opposition to the rezoning request, particularly focusing on the current entrance and the construction timeline.

Bruce Schreiber, 1214 Emily Lane, addressed the council, expressing opposition to the rezoning request. Mayor Hudson noted that some of the questions being raised were not related to the rezoning request on the agenda.

Tina Wells, 1117 Marley Way, addressed the council expressing her opposition to the rezoning request, with questions on the decision to construct duplexes instead of single-family homes. Mayor Hudson recommended that homeowners direct any questions not related to the agenda item to the builder.

Woody Fletcher, 1110 Emily Lane, addressed the council, expressing opposition to the rezoning request, citing concerns about property values and the precedent it would establish for the neighborhood.

Council Member Johnson thanked the residents for sending letters expressing their concerns.

Vice Mayor Vazquez asked about the possibility of an additional entrance into the neighborhood, to which Bungard stated that the preferred access is from Brock.

Vice Mayor Vazquez acknowledged the concerns but stated that the rezoning plan was the best option.

Mayor Hudson expressed her understanding of the valid concerns.

Motion made by Mayor Hudson to approve Ordinance (26-04), rezoning request from A-2 Suburban District to R-3-L Low Density Multiple Family District. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Dow, Vazquez, Hudson	Motion Carried:	3-1
Nay:	Johnson		

Emergency Clause

Motion made by Mayor Hudson to approve the emergency clause. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Dow, Vazquez, Hudson	Motion did not carry (4 Votes Required)	3-1
Abstained:	Johnson		

9. Executive Session to discuss matters pertaining to economic development because public disclosure of the matter would interfere with the development of products or services as provided in Title 25, O.S. Section 307(C)(11)].

This item was skipped and put at the bottom of the agenda.

10. Reports by City Manager and/or City Staff.

City Manager Tommy Eaton presented a letter to the council from travel nurse Teresa Robinson, in which she expressed her gratitude to the Ada Public Library.

Police Chief Tracy Jackson provided an update on the upcoming 2026 Spring Citizens Police Academy and the forthcoming Ada Police Department Block Party.

Motion made by council member Johnson to recess the meeting of the Ada City Council. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

The meeting of the Ada City Council recessed at 7:24 p.m.

Motion made by council member Johnson to reconvene the meeting of the Ada City Council. Motion seconded by Vice Mayor Vazquez. Mayor Hudson called for a vote. City Clerk Stephanie Nantz called roll and the result was as follows:			
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Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

The meeting of the Ada City Council reconvened at 7:27 p.m.

9. Executive Session to discuss matters pertaining to economic development because public disclosure of the matter would interfere with the development of products or services as provided in Title 25, O.S. Section 307(C)(11)].

Motion made by Vice Mayor Vazquez to enter Executive Session. Motion seconded by council member Johnson. Chairman Hudson called for a vote. Secretary, Stephanie Nantz called roll and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

The meeting of the Ada City Council entered executive session at 7:27 p.m.

Motion made by council member Johnson to reconvene from executive session. Motion seconded by Mayor Hudson. Chairman Hudson called for a vote, and the result was as follows:			
Aye:	Johnson, Dow, Vazquez, Hudson	Motion Carried:	4-0
Nay:	None		

The Ada City Council reconvened from executive session at 8:00 p.m.

11. Persons to be heard on any matter not on the agenda.

No persons to be heard on any matter not on the agenda.

12. Adjournment.

There being no further business to come before the Ada City Council, Mayor Hudson adjourned the meeting at 8:01 p.m.

Attest:

Stephanie Nantz
Stephanie Nantz, City Clerk

Karen Hudson
Karen Hudson, Mayor

