

**NOTICE OF SPECIAL MEETING AGENDA  
OF THE BOARD OF TRUSTEES  
CUSHING MUNICIPAL AUTHORITY  
April 24, 2023  
12:00 PM CUSHING CITY HALL  
100 JUDY ADAMS BLVD.**

THE BOARD MAY DISCUSS, CONSIDER, AND VOTE ON ANY ITEM LISTED ON AGENDA IN ANY ORDER:

**1. Call to Order**

- a. Roll Call
- b. Declaration of Quorum

**2. General Business**

- a. Discussion and possible action to declare an emergency to exist and authorize the City Manager to issue a purchase order to German Roofing in an amount up to \$162,750.00 to replace the roof at the Cushing Municipal Power Production Plant, subject to the acceptance of their performance bond, and to authorize payment.

**3. Adjournment**

Filed in the office of City Clerk and posted on the main lobby entrance door of City Hall at 10:43 AM on April 20, 2023.



---

Terry Brannon, City Manager



---

Jerrica Worthy, City Clerk

**TO THE HONORABLE CHAIRMAN AND MEMBERS OF THE CITY COMMISSION / TRUSTEES OF  
THE CUSHING MUNICIPAL AUTHORITY / TRUSTEES OF THE CUSHING HOSPITAL AUTHORITY**

**Date of Meeting:** April 24, 2023      **Agenda Item No:** 2A

**Subject:** Power Plant Roof Replacement—Declaring an Emergency

**Staff Resources:** Terry Brannon, City Manager  
Jonathan Huseman, City Attorney  
Jerrica Worthy, Finance Director  
Willie Green, Power Plant Superintendent  
Mary Rupp, Special Assistant to City Manager

### **I. Summary**

The power plant is scheduled to have the roof replaced this fiscal year and funds are included in the current year budget. Staff had been preparing documents to solicit bids. However, the storm on April 19, 2023, unexpectedly caused damage to the roof resulting in water coming into the power plant and causing damage.

When there is a threat of further damage to property, the governing body has the authority to declare an emergency whereby certain provisions of the Oklahoma Public Competitive Bidding Act may be waived. 61 O.S. § 130. We believe an emergency does exist.

Staff has confirmed with German Roofing that their updated estimate of \$155,145.00 dated March 21, 2023, is still valid. However, that amount does not include the cost of a Performance Bond, which is still a requirement even when an emergency is declared. It is estimated the bond will add an additional 5% to the estimate.

### **II. Fiscal Impact**

Funds in the amount of \$162,750.00 are included in the FY 22-23 Power Plant line item 252-500-5551 for replacement of the power plant roof. There will not be a negative budget impact.

### **III. Recommended Action**

Motion to declare an emergency to exist and authorize the City Manager to issue a purchase order to German Roofing in an amount up to \$162,750.00 for the replacement of the roof at the Cushing Power Production Plant, subject to the acceptance of their performance bond, and to authorize payment.



# PROPOSAL & CONTRACT

Contract # 6015

**GERMAN ROOFING**  
15808 E. 80th ST.  
CUSHING, OK. 74023  
Phone 918-225-6427  
Fax 918-225-2189

DATE: March 21, 2023

Page # 1 of 1 Pages

**RAPID ROOF III FOAM System**

20,561 square feet of roof

<b>TO:</b> CITY OF CUSHING CUSHING ELECTRIC CUSHING OKLA.  <b>PHONE: 0.0</b> <b>FAX: 0.0</b>	<b>JOB NAME:</b> total roof  <b>LOCATION:</b> -  <b>JOB PHONE:</b>
---	--

We hereby submit specifications and estimates for: installing the FOAM system using RAPID ROOF III.

- Clean the entire roof surface.
- Apply roof primer.  
Remove tpo
- Install a minimum of 1.5 inch of sprayed in place polyurethane foam over the entire roof surface.  
0
- Apply RAPID ROOF III base coat.  
0
- Apply KWIK KAULK where necessary.  
0
- Apply RAPID ROOF III top coat over the entire roof surface.

Install the above system in accordance with Conklin's specifications.

The permit for this project is the responsibility of the owner of the building.

**WARRANTY:** 10 year material warranty and 5 year labor warranty. (Non pro-rated)  
0 100.00

Warranty papers to follow completion and final payment.

**RENEWABLE WARRANTY:** An additional 10 year warranty can be obtained at the end of the first 10 year period with an inspection and re-coat. The roof should be re-coated between the 8 the year and the 12 the year. The warranty can be renewed after each re-coat, and if it is re-coated on a regular basis, the roof may never need to be re-roofed again.

0
0

We hereby propose to furnish material and labor - in accordance with the above specifications, for the sum of:

One hundred fifty thousand one hundred forty five \$155,145.00

Payment to be made as follows: 50% to be payed upon acceptance 50% completion of the project. Delinquent payment, upon any work completed, shall bear interest at 1.5% per month from date of completion, and, if suit is filed to enforce payment, owner will pay reasonable attorney fees and court cost.

1st payment	\$77,572.50	2nd payment	\$77,572.50	3rd payment
Date paid		Date paid		Date paid

<p><b>Acceptance of the Proposal.</b> The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.</p> <p>Date of Acceptance: _____</p> <p><b>Purchaser</b> _____</p>	<p>We agree to furnish the above items and conditions herein contained. All agreements contingent upon strikes, Acts of God, or other causes beyond our control.</p> <p><i>This contract price is void after 30 days</i></p> <p><b>Contractor</b> <u>Mich Sen</u></p>
--	---