

# Public Accountability

Citizens' Overview

By Barbara L. Eikner, Chairman  
Sales Tax Overview Committee

It is a pleasure to report to the citizens of Tulsa County that all Vision 2025 projects are progressing properly and quickly as promised. Last year, I served as one of the 24 members of the Sales Tax Overview Committee (STOC) and in January 2005 assumed Chairmanship.

I am very confident that the personal and professional skills of the STOC are well suited to reviewing both the financial and operational details of the Vision 2025 program. We have a multiplicity of advanced credentials, including certified public accountants, financial officers, and others with extensive knowledge of construction and governmental operations.

The members bring serious expertise and represent the broad population of Tulsa County and its municipalities. We have a good mix of individuals.

At the moment, however, we have a few openings awaiting appointments. We hope those positions are filled very soon.

We have created a strong communication link between this committee and the Tulsa County Commission. If any issue arises on Vision 2025 that the STOC feels should be addressed, we send that issue to the County Commission.

Should an individual committee member have an issue, it can be sent through the chairman or they can send it themselves.

Depending on the nature of the issue, it may become part of our public monthly report to the County Commission.

All STOC meetings are open to the public and the media. Representatives from the County Commissioners' offices and various municipalities attend on a regular basis, as does the media.

Our monthly meetings are not a forum for public debate and there is no question-and-



answer period for non-committee attendees; however, our questions, comments, and deliberations are open, and anyone is welcome to attend and observe.

This year, we will not only review the financial documentation available, but will actually meet at the sites of many projects. The first such meeting, held in June at Expo Square, was tremendously helpful, as the citizens of the STOC and others who attended the meeting could easily see where our tax dollars are going.

If we as citizens intend the County and our common prosperity to grow, more must commit to becoming active participants in Vision 2025, as the STOC has. For our children and grandchildren, we must continue to act in the common good. The quality of any community is the sum of the amount and quality of participation individuals commit to that community. The STOC is so committed, and we invite you to join us.

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# Catch the Vision

From the Board of County Commissioners

Tulsa County Offices

October 2005

## Arabians Choose Expo Square

Vision 2025 projects, combined with previous bond package improvements at Tulsa County's Expo Square, have elevated the mid-town facility to one of the best places in America to stage large horse shows. The economic development that was promised voters from such exhibitions, shows, and events will soon begin to return dividends — more than \$28 million per year from the Arabian Horse Association (AHA)'s US National Arabian and Half Arabian Show alone, according to official estimates.

Tulsa County has hosted major equine shows and events in the past featuring almost every breed, but Tulsa's selection by AHA puts Tulsa and the Expo Square facilities in the big leagues of equine event production. The national association, with worldwide membership, has chosen Expo Square for their annual horse shows for five years beginning in 2008.

**"The US National Arabian and Half-Arabian Championship Horse Show is one of the largest and most prestigious national horse shows in the country."**

Denny Tuttle, President and CEO of Expo Square

For this show, all of Expo Square will be utilized, including stalls and arenas in the Expo Building itself, to accommodate more than 2,200 horses occupying up to 3,500 stalls. Owners, trainers and their families alone will number more than 5,000 people, and many of those working the 10-day show will be in town for as long as 18 days. Guest attendance during the show is expected to match or better that of show participants.

Denny Tuttle, President and CEO said, "After seeing existing and planned improvements at Expo Square made possible by previous bond initiatives, the AHA was very excited at the possibility of bringing the show here. With the passage of the Vision 2025 vote, which funds other significant improvements to

the livestock venue that are necessary for their shows, the AHA agreed to a five-year contract beginning in 2008 and is enthusiastic about moving their show to Tulsa.

"Expo Square is not just about hosting mega shows. Our enhanced facilities provide venues for small events with 200-300 animals, shows the size of the Arabians, and everything in between. Together with the extensive schedule of non-livestock shows, we often host simultaneous events on the campus. A non-profit trust authority, Expo Square retains all revenues to improve the facility and services," Tuttle said.

Tim Moerbe, Director of National Events for the Arabian Horse Association said, "The most important thing we required was a central location with a large enough facility to host a major horse show. There are only about five or six facilities in the United States that can handle a show our size and until the recent improvements, Expo Square in Tulsa was not one of them.

"Now with the additional facilities, Tulsa has the perfect combination of facility and location for us. These are some of, if not the best facilities in the country. It is a brand new facility and that is hard to beat. In addition, they have taken input from us and other show producers and made it happen in a remarkably short time frame. That helped a bunch," Moerbe said.

"We draw our entries from throughout the United States and Canada primarily, and others worldwide. Finding a good central location with good access by highway and with good airline service is critical. Tulsa most perfectly fit the bill," Moerbe said, adding, "Everyone at the facility and throughout the city has been very helpful in settling details for our show.

"This show brings the highest quality of horses to town from throughout the world. The US National Arabian Horse Show is a draw for the world. It is a premier event, and we do hope the people of Tulsa County will come see the show. That is another reason we are looking forward to the Tulsa shows — we feel we have something to bring to the community that people will enjoy. We are looking forward to Tulsa."



Photo Credit: Arabian Horse Association

## Chairman's Report

By Commissioner Bob Dick

In this second annual program publication, the Tulsa County Commission is proud to report that Vision 2025 projects are making substantial progress. This newsletter details that progress for public review and consideration.

In the continual chorus of public debate, all parties from all perspectives agree that government should be transparent in the expenditure of public funds. In great detail, financial reports go monthly to project sponsors and the Vision 2025 citizens' Sales Tax Overview Committee. This annual report summarizes Vision 2025 activity to date. Throughout the year, daily activity is also posted for the public record online at [www.Vision2025.info](http://www.Vision2025.info). At this Web site, citizens may review historic documentation, ask questions, see renderings and illustrations and, with our Web cameras, even watch some projects under construction.

We believe the Vision 2025 program to be the most transparent of any public building program ever implemented in Oklahoma — or anywhere else that we have found.

We invite you to visit the Vision 2025 booth in the Expo Building during the Tulsa State Fair, September 29 through October 9. We enjoy talking about the dynamic success of Vision 2025 and welcome your questions at any time.

Vision 2025 is a specific set of propositions approved by over 60 percent of Tulsa County voters on September 9, 2003 to build local projects from which private enterprise may grow economic development throughout Tulsa County. The propositions were proposed after extensive public input and reflect the priorities of Tulsa County citizens.

Things of value rarely take shape quickly and, in an age that often demands instant gratification, the time required to plan, design, and implement these public objectives is easy to criticize. However, there is a difference between throwing bricks and laying brick — one takes no thought, care, or concern — the other does.

The public officials, architects, engineers, construction teams, and others instrumental in bringing these projects into public use are overwhelmingly Tulsa County residents. We take pride in doing our jobs to the best of our abilities for your children and ours. We invite your careful review of our progress as Tulsa County continues to grow into the livable, workable, fun place we call home.

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# Route Rocks and Rolls!

America's Route 66 exists because of the efforts of Tulsan Cyrus Avery, the acknowledged "Father of Route 66," who would not give up on his vision for a highway across America. Today, Route 66 is considered a valuable piece of Americana and an international tourist draw. The City of Tulsa has completed the draft master plan for Route 66 where it passes through Tulsa, and



Credit: Sculpture model from Robert Summers' Studio

will soon begin the process of taking public comments on the proposed improvements and priorities.

While the Master Plan is still in development, several items have already been approved by the City for implementation. These items include:

- Installation of historic Route 66 identification

signs (already complete)

- Purchase of land at 11th and Riverside Drive (also complete) for the development of a major tourist attraction/destination, and
- Design of the Cyrus Avery Centennial Plaza, to be located on the route at the east end of the former 11th Street Bridge.

This 100-foot diameter brick plaza, in the shape of a Route 66 shield, will include an elevated overlook of the historic bridge. As stated in the Route 66 Master Planning documentation, "The focal point of the plaza will be a larger-than-life-size bronze sculpture containing multiple pieces that will tell the story of an encounter between the Avery family riding in a vintage Model 'T' and a horse-drawn wagon coming from the west Tulsa oil fields."



Photo Credit: Dewberry Design Group

The plaza will include linkage to the River Parks and connection to Tulsa's future Downtown

Centennial Walk project, and is destined to become a must-see photo stop along the historic route as enthusiasts traverse the route through Tulsa.

## Tulsa's Space Program

When Tulsa Air and Space Museum (TASM)'s Larry Anduss first began giving presentations to local civic groups, he would ask who had even heard of the place—and few, if any, would raise their hands. Now it is hard to find someone who has not heard the buzz—Tulsa has a very special attraction.

Economic development experts estimate Tulsa's current collective aviation enterprises to be a \$3 billion per year industry that seriously began as early as 1928.

Anduss said, "Our original plan included a planetarium, but it is expensive and awaited dedicated funds. Vision 2025 greatly sped it up when that happened. Now we are finishing Hangar One, which is the huge 43,000-sq.-ft. main museum across the road from the entrance to Mohawk Park. That facility will open in October. The planetarium constructed next door is expected to open in February or March."

The new planetarium, called a digital "Electric Sky Theater," will feature the latest in visual and sound technology for sky and space

presentations. The theater will be housed in a separate building being constructed and owned by Tulsa County, and will be operated entirely by the Tulsa Air and Space Museum. Currently, there are only two other theaters in the world with this type of advanced technology.

"Eighty percent or more of the teachers bringing their classes to the Tulsa Air and Space Museum keep coming back each year. We work to make each tour successful and personalize each presentation as much as possible to the individual group," Anduss continued.

"For example, consider Skelly Elementary. (Tulsa oilman William G.) "Bill" Skelly was very instrumental in the early aviation industry here in Tulsa, and their school is named after him, so we tell them more about Bill Skelly than we would on any other tour."

Anduss said, "We get school tour groups

from southwestern Missouri, southern Kansas, western Arkansas, and the entire state of Oklahoma. The Tulsa Air and Space Museum is a regional attraction with a big economic impact in food and lodging and other things Tulsans don't always see. Approximately 15 percent of our attendance is people from outside Oklahoma.

"TASM is dedicated to the education of our young and not-as-young people in the history of aviation in Tulsa, and how the future of our nation is dependent upon what our young people do with their individual lives. If we can encourage them to study and excel in math, science and technology, then our nation and our community will continue to be strong."

A preview of the Sky Theater presentation titled "Oasis In Space" is available online at [www.Vision2025.info](http://www.Vision2025.info). It takes the viewer on a startling and beautiful journey through our Solar System and beyond.

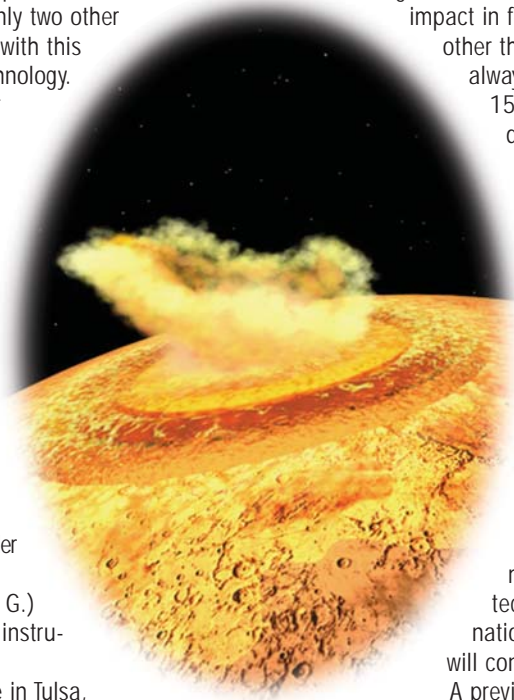


Photo Credit: Spitz, Inc.

# Events Center: The Future of Tulsa

Not just any average arena, Tulsa's new 18,000-seat events center will add something unique in the world. Cesar Pelli's striking design will create a new Tulsa landmark, and will add a new flair to our rich architectural heritage for decades to come.



Photo illustration ©2005 Cesar Pelli & Associates

Pelli is world-renowned for innovation in both design and function. Students study and travel the world to see his work — and capture the appropriateness of function married with high art.

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The event center's elegant interiors, comfortable seating, electronic message boards, jumbo-trons, scoreboards, sky boxes and unique concessions are amenities every visitor and each of us will enjoy — all surrounded and integrated with the beauty of Pelli's architecture. From the striking iconic wall (yes, designed and tested to ensure it will withstand Oklahoma's weather), circular upward-flowing structural design, and an openness of public space beyond any venue ever, the events center will serve as an inspiration for Tulsa's future generations.



Photo Credit: PMg

Photo illustration ©2005 Cesar Pelli & Associates



# River Discovered in Tulsa County!

It is hard not to laugh at the amount of time we, as a community, have let slip by without taking advantage of the full potential of Tulsa County's greatest natural resource, the Arkansas River. The construction of Keystone Dam addressed flooding issues along the river, and water quality has greatly improved over time. Now we can preserve and develop for natural habitat, public recreation, and community enjoyment the 42 miles of river in Tulsa County. Comparable to the extensive public input process followed for Vision 2025, the Arkansas River Master Plan was developed from the ground up by the people and for the people of Tulsa County.

Today, the detailed planning required for protection and public use of the Arkansas River is nearly complete. This fall, following approval of the final Master Plan prepared by the U.S. Army Corps of Engineers, Tulsa County will begin the process of acquiring environmental clearances necessary for construction to begin. The intent has always been to use Vision 2025 funds in conjunction with matching federal funds. With clearances, the receipt of federal and private environmental



Photo Credit: ©2005 John Southern

grants and other forms of assistance is much more likely.

The goal is to quickly complete what most agree is an aggressive, expansive, and visionary Master Plan for the Arkansas River. Coupled with the community improvements

of Vision 2025, the Arkansas River Master Plan holds the key to the re-branding of our metropolitan market for future generations — innovatively and uniquely Tulsa County.

# Vision Projects

## Proposition I: Boeing

As a result of Boeing not choosing Tulsa for the 7E7 assembly plant, the incentives which were approved by voters were not utilized and this portion of the Vision 2025 sales tax did not go into effect.

## Proposition II

**1. American Airlines:** Vision 2025 monies for American Airlines are providing improvements to the Tulsa base targeted to specifically strengthen and enhance Tulsa's largest employer. As a result of Vision 2025, the first phase of new maintenance work has been brought to Tulsa. Improvements have included new tooling, material handling, state-of-the-art testing facilities, and systems modifications which have enabled American Airlines to not only see a reduction in expensive outsourced work, but to directly solicit the performance of maintenance work for others. Allocation: \$22.3 million.

## Proposition III: Economic Development / Educational / Health Care and Events Facilities

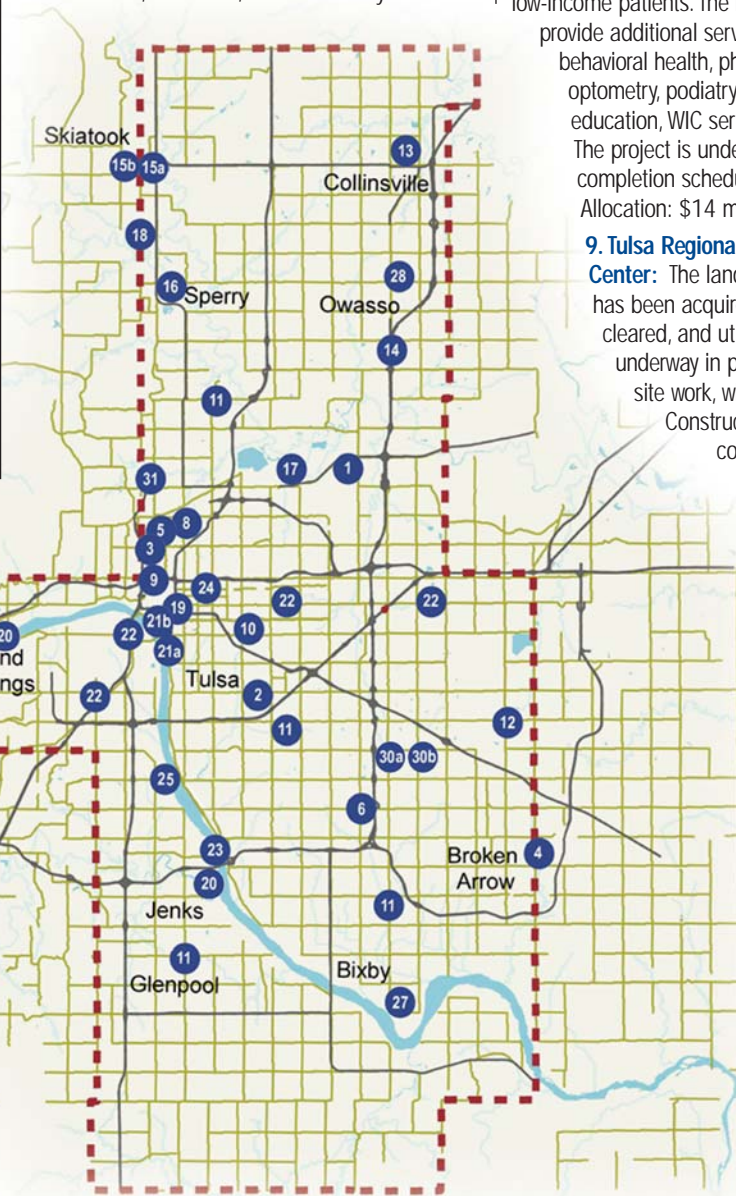
**2. OU-Tulsa:** Funds from Vision 2025, paired with university funds, are being used to construct the 98,000-sq.-ft. Research and Medical Clinic located at the OU-Tulsa Schusterman Center (41st & Yale, Tulsa) which integrates teaching, research, and community service. As a primary health care provider, the clinic will reduce the burden on area emergency rooms. Construction of the improvements is presently underway. Allocation: \$30 million.

**3. OSU-Tulsa:** The Advanced Technology Research Center is a unique, 110,000-sq.-ft. facility focused on the development of composite materials and technology that are in demand for cutting-edge applications in the aerospace, biotechnology, telecommunications, and manufacturing industries. The project is in the final design phase with construction scheduled to begin in the fall of 2005. Allocation: \$30 million.

**4. NSU-Broken Arrow:** Phase II of the NSU-BA master plan, primarily funded by Vision 2025, includes the construction of science, library, classroom and student facilities to accommodate an anticipated 4,000-student increase in the next few years at this rapidly growing institution. Construction is

proceeding and is scheduled to be complete in the winter of 2006. Allocation: \$26 million.

**5. Langston-Tulsa:** Vision 2025 funds are allocated to build this university's first stand-alone facility in Tulsa, in advance of future facilities to be provided by the university. These facilities will house the administration, academic, and community outreach



programs. This project is in the preliminary design phase. Allocation: \$8 million.

**6. Tulsa Community College – Southeast Campus:** The new 39,500-sq.-ft. Medical and Biotechnology Learning Center consists of additions to the Mathematics and Science Building. It is presently under construction and is scheduled for completion in 2006. Allocation: \$8 million.

**7. Common ED Funding for Instructional Material:** Funds have been allocated proportionately to all of

Tulsa County's public school districts based on the student populations within each district. Each district identifies and receives needed instructional materials and equipment, such as computers, books, and science kits. More than \$3.4 million has been dispersed to the school districts. Allocation: \$11.3 million.

**8. Morton Health Care:** Vision 2025 funds are being used to construct a new-full service primary care medical clinic nearly 60,000 sq. ft. in size which will provide enhanced primary health care to low-income patients. The new clinic will expand and provide additional services in medical, dental, behavioral health, pharmacy, lab, x-ray, optometry, podiatry, as well as offer patient education, WIC services, and after-hours care. The project is under construction with completion scheduled for Summer 2006. Allocation: \$14 million.

**9. Tulsa Regional Convention/Events Center:** The land for the new events center has been acquired. The site has been cleared, and utility relocations are underway in preparation for the building site work, which is now beginning. Construction is scheduled for completion in late 2007.

The reconfiguration of the Maxwell Convention Center, presently in design, is scheduled to follow with construction to be completed in 2008. Allocation: \$183 million.

**10. Expo Square:** "First and fast out of the gate" describes the construction at Expo Square. Much work is either already or nearly complete, including the expanded and improved North Show Arena, Barn E, reserved seating booth areas in the Pavilion, the complete replacement of the Expo Building roof, and replacement of the Expo Building's remaining

outdated restrooms and concession stands. When construction is completed later this year, a new centralized heating and cooling plant will efficiently serve the entire campus. Immediately following this year's Tulsa State Fair, construction of the new "Super" Barn D will begin, to be followed by the construction of the new Central Park Hall. Both projects are scheduled for completion in 2006. Allocation: \$40 million.

## Proposition IV: Capital Improvements for Community Enrichment

**11. Tulsa County Parks (Four Locations):** The O'Brien Park master plan is complete, the park boundaries have been expanded, and construction of the baseball area restroom/concession building is nearing completion. Design of the practice golf facility, roadway and parking improvements, and the new baseball training facility are presently in design, with construction scheduled to begin in 2006. The new Jenks/Glenpool Community Center and Pool are on schedule for completion in late 2005. The Haikay Creek Park Recreation Center is being coordinated with the Haikay Creek flood mitigation plan, and the design will be developed following the coordination effort. The new LaFortune Park Community Center advertised for construction bids in August, and renovation of the LaFortune Park Par 3 Golf course will follow the summer 2006 golf season. Allocation: \$12.7 million.

**12. Broken Arrow Community Center and Swimming Pool:** Design work for the pool and 22,000-sq.-ft. multi-purpose Community Center is complete and construction is scheduled to start in fall 2005. Completion is scheduled for mid-2006. Allocation: \$6 million.

**13. Collinsville City Hall/Fire Station:** Following a fire that destroyed much of the building that housed the Fire Station, City Hall and Community facilities, Vision 2025 funds have contributed to the rebuilding of the City Hall and the construction of a new Fire Station. The Fire Station building is now complete and the City Hall rebuilding effort is progressing towards a fall 2005 completion. Allocation: \$2.3 million.

**14. Owasso Community Center:** The Community-Build Park has been completed and is being enjoyed by area residents. The heating and air conditioning improvements to the existing Community Center building are also complete, and construction has begun on the joint \$5.5 million YMCA/Community Center project. Allocation: \$1 million.



Photo Credit: PMG

**15. Skiatook Community Center (15a) and Skiatook Swimming Pool (15b):** Roof replacement work on the Community Center, a former WPA-era armory, is complete and

additional renovations of this historic structure are being planned. The swimming pool project, which is partially funded by Vision 2025, is scheduled to begin construction in fall 2005 for summer fun in 2006. Allocation: \$600,000.

**16. Sperry Community Center:** Several renovation projects will restore this former WPA-constructed armory building to community service for years to come. The roof replacement is complete, and interior renovation work will begin in fall 2005. Allocation: \$500,000.

**17a. Mohawk Park:** The City of Tulsa has completed the master plan for the park. The plan's first two Vision 2025 projects identified are roof replacement at the Zoo's North American Living Museum and exterior improvements to the Oxley Nature Center building. Work on both projects is underway. Allocation: \$6.4 million.



Photo Credit: PMG

**17b. Tulsa Air and Space Museum's Sky Theater:** Adjacent to TASM's museum in the new Hangar One building will be the new Sky Theater building, which will house a state-of-the-art digital planetarium. Construction of the Sky Theater began in July and is on schedule for completion in early 2006. Allocation: \$2 million.

**18. Osage Trail:** The Vision 2025-funded segment (56th Street North to Highway 20) of this new multi-use trail is under construction. As a key extension of the metropolitan trail network that provides opportunities for alternative transportation, recreation and exercise, the Osage trail will provide a scenic route from OSU-Tulsa to Highway 20 in Skiatook. The Vision 2025 portion crosses several historic bridges along the route and includes a stop in downtown Sperry. Completion is scheduled for Spring 2006. Allocation: \$3.7 million.



Photo Credit: Land Plan Consultants

**19. Midland Valley Downtown Trail Extension:** Vision 2025 funds will be used to construct a multi-use trail connecting downtown Tulsa and the East Village with Cherry Street, the Arkansas River, and adjacent neighborhoods. This project will complete Phase 2 of the existing Midland Valley Trail, which connects Maple Park and 15th Street with the River Parks pedestrian bridge at the Zink Lake low water dam. Allocation: \$1 million.

*"The public officials, architects, engineers, construction teams, and others instrumental in bringing these projects into public use are overwhelmingly Tulsa County residents."*

Bob Dick, Tulsa County Commission Chairman

**20. Arkansas River Low Water Dams (Two):** The two low water dams have been prioritized for construction at Sand Springs (approximately 1/2 mile east of the Highway 97 bridge) and at Jenks/South Tulsa (approximately 1/4 mile south of the Creek Turnpike bridge). Work on the environmental studies necessary for the design of the dams is scheduled to begin in the fall of 2005. Allocation: \$5.6 million.

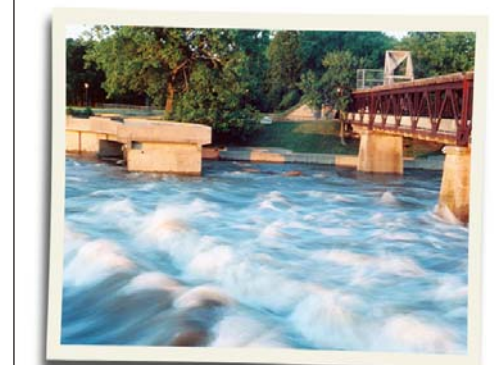


Photo Credit: PMG

**21a. Zink Lake Shoreline Beautification:** With Tulsa County as its technical sponsor, the River Parks Authority will begin the implementation of the first beautification projects that were identified in the Corridor Master Plan. Shoreline improvements to Zink Lake will likely include a scenic, lower area for walking and fishing, with significant native plantings to provide wildlife habitat opportunities and protect the bank from dangerous erosion. In the park area adjacent to the lake, improvements may include expanding the track and enlarging the public use area known as "The River's Edge" at 21st Street. Allocation: \$1.8 million.

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