

Rose District continues renaissance, expansion

The City of Broken Arrow collected nearly \$111,000 in new sales tax generated from the Rose District/downtown area during Fiscal Year FY2014, more than double what was collected in FY2012.

Additionally, new property tax collected increased by 120 percent from FY2013 to FY2014.

"These numbers validate the investment into downtown Broken Arrow," said Councilor Jill Norman. "Creating a thriving, vibrant downtown is critical to a city's economic well-being. I'm thrilled to see these results."

The new sales and property tax revenues will be used to pay the debt service on the downtown and FlightSafety Tax Increment Finance (TIF) District.

On Oct. 19, 2010, City Council approved a TIF District that encompasses the square mile from Kenosha to Houston streets and Elm Place to Ninth Street. A TIF District is a geographically defined area – blighted, undeveloped or under-developed – in which the specified local taxes are used to help finance economic development.

Approximately \$13.5 million was invested for a job retention and creation package for one of Broken Arrow's largest employers, FlightSafety International, which employs more than 700 people.

The money also helped pay for Rose District streetscaping and landscaping, additional Farmers Market parking, incentives for the In the Raw property, funding for the Economic Development Corporation and land purchases.

"This is a great example of a public/private partnership success story," said Norman Stephens, Assistant to the City Manager/Economic Development Coordinator. "The City Manager's office continues to monitor this TIF District closely, to see if a similar model can be used for other economic development programs."

The City anticipates tax collections from the downtown TIF district will receive an additional

Tax Increment Finance District No. 1

Sales Tax

FY 2012: \$50,721.76

FY 2013: \$71,756.48

FY 2014: \$110,966.83

Property Tax

FY 2012: N/A

FY 2013: \$417,845.80

FY 2014: \$922,535.72

boost when In the Raw sushi restaurant, Rooftop Bar and Grill, District @222 and Andolini's open for business in the Rose District.

Developers are also working with City staff and the Broken Arrow Economic Development Corporation on a rehabilitation project called Main Street Square, which will potentially add new retailers, offices and restaurants on the southeast corner of Main and Dallas.

"The speed with which we are seeing a return on the investment in the Rose District is telling of the pent up demand for such an amenity in our community," said Warren Unsicker, Vice President of the Broken Arrow Economic Development Corporation. "People have been looking for a place to spend time dining and shopping that has unique venues and great atmosphere, and we finally have it."

The upcoming sale of 6.2 acres of City property located on the north side of Tiger Hill (southwest corner of Kenosha and Ninth streets) should also produce significant retail opportunities that will benefit the City.

To learn more about the Rose District and receive email updates, visit www.RoseDistrict.com.

City hires E&C Director

After a national recruitment and search process, Doug Tiffany has been chosen to lead the City of Broken Arrow's Engineering and Construction Department as the new Director of Engineering and Construction.

Tiffany is certified as an Oklahoma Professional Engineer and has 15 years of experience in the civil engineering and construction fields. He most recently worked as a Construction Manager with the City of Tulsa, where he has been employed since 2008.

Prior to becoming a Construction Manager, he worked at Craig and Keithline, Inc., as a project engineer and a CAD draftsman at Wallace Engineering; both are Tulsa-based companies.

Tiffany graduated from Oklahoma State University with a Bachelor of Science in Civil Engineering and also has an Associate Degree in Engineering Graphics Technology from OSU. In addition, he possesses both "C"

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Hillside Drive now open for thru traffic



From left, Councilor Mike Lester, BA Chamber President Wes Smithwick, Mayor Craig Thurmond, Vice Mayor Richard Carter, Arrow Group owner Jim Beavers, P&H Properties developer Rob Phillips, Councilor Jill Norman, Assistant City Manager Jeff Jenkins, former City Manager Thom Moton and NSU Dean Dr. Christee Jenlink.

Drivers may now use Hillside Drive, which opened to the public in July.

The completion of this key stretch of road will allow traffic to run parallel to the Broken Arrow Expressway from Albany (61st Street) to County Line Road (193rd East Avenue). It will also increase access to businesses located at Albany and Elm and connect them to the businesses located at Kenosha (71st Street) and 9th Street (Lynn Lane).

Additional retail growth is anticipated for the area.

The new roadway will also accommodate increased traffic that will result from the future Conference/Convention Center.

Fire Prevention Week Oct. 5-11

Oct. 5-11 is Fire Prevention week and the Broken Arrow Fire Department offers the following tips to keep you safe.

Home Fires

- On average, seven people died in U.S. home fires per day from 2007 to 2011.
- Cooking is the leading cause home fires and home fire injuries, followed heating equipment.
- Smoking is a leading cause of civilian home fire deaths.
- Most fatal fires kill one or two people. In 2012, 8 home fires killed five or more people resulting in a total of 44 deaths.

Smoke Alarms

- Almost three of five (60%) of reported home fire deaths in 2007 to 2011 resulted from fires in homes with no smoke alarms or no working smoke alarms.
- Working smoke alarms cut the risk of dying in reported home fires in half.
- In fires considered large enough to activate the smoke alarm, hardwired alarms operated 93% of the time, while battery powered alarms operated only 79% of the time.
- When smoke alarms fail to operate, it is usually because batteries are missing, disconnected, or dead.
- An ionization smoke alarm is generally more responsive to flaming fires and a photoelectric smoke alarm is generally more responsive to smoldering fires. For the best protection, or where extra time is needed, to awaken or assist others, both types of alarms, or combination ionization and photoelectric alarms are recommended.

Cooking

- Two of every five home fires started in the kitchen.

- Unattended cooking was a factor in 34 percent of reported home cooking fires.
- Two-thirds of home cooking fires started with ignition of food or other cooking materials.
- Ranges accounted for the 57 percent of home cooking fire incidents. Ovens accounted for 16 percent.
- Children under five face a higher risk of non-fire burns associated with cooking and hot food and drinks than being burned in a cooking fire.

Heating

- The leading factor contributing to heating equipment fires was failure to clean, principally creosote from solid fueled heating equipment, primarily chimneys.
- Portable or fixed space heaters, including wood stoves, were involved in one-third (33%) of home heating fires and four out of five (81%) home heating deaths.
- Half of home heating fire deaths resulted from fires caused by heating equipment too close to things that can burn, such as upholstered furniture, clothing, mattresses or bedding.
- In most years, heating equipment is the second leading cause of home fires, fire deaths, and fire injuries.
- Fixed or portable space heaters are involved in about 4 out of 5 heating fire deaths.

Electrical

- About half (48 percent) of home electrical fires involved electrical distribution or lighting equipment. Other leading types of equipment were washer or dryer, fan, portable or stationary space heater, air conditioning equipment water heater and range.
- Electrical failure or malfunctions caused an average of almost 48,000 home fires per year, resulting in roughly 450 deaths and nearly \$1.5 billion in direct property damage.

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operator certifications from the Oklahoma Department of Environmental Quality.

As director, Tiffany's major responsibility will be to oversee the design and construction of City projects; which includes managing construction contracts, working with consultants, engineers, architects, contractors and other agencies in planning and implementing improvements or new construction projects, as well keeping residents informed about public works engineering design, construction and maintenance programs and projects.

The City's Engineering and Construction Department include the Stormwater, Engineering and Construction Divisions.

The department and its employees are responsible for the design of streets, stormwater systems, water systems, wastewater systems and parks and buildings.

With continuous development throughout the City of Broken Arrow, the department manages a large workload consisting of multiple high-profile projects aimed at improving the lives of Broken Arrow residents.

COMMUNITY CALENDAR

Oct. 1-31

Oct. 2 — Thursday Night Live 7-8:30 p.m., Farmers Market, 418 S. Main St.. **Free and open to the public. Bring your own lawn chair and refreshments.**

Oct. 3 — Art Night 5-8 p.m., Your Design, 211 S. Main St. Easels, and a few supplies will be provided. This is not a class, but an atmosphere of creation, inspiration and encouragement. For additional information, call 918-994-4473.

Oct. 7 — Broken Arrow City Council 6:30 p.m., City Hall Council Chambers, 220 S. First St.

Oct. 9 — Broken Arrow Planning Commission 5 p.m., City Hall Council Chambers, 220 S. First St.

Oct. 13 — Dogtober Fest 1-5 p.m., Village Vet Animal Clinic, 2026 W. Houston St. Dogtober Fest is the place for families and family pets. Shop the unique items

from local vendors, enter your furry friend in the fun "talent" contests, pet exotic animals and jump in all the inflatables. The event benefits Cupid's Bridge Animal Rescue. Free and open to all pet lovers and pets. For more, visit www.villagevetanimalclinic.com.

Oct. 14 — Downtown Advisory Board 4 p.m., City Hall Council Chambers, 220 S. First St.

Oct. 16 — Thursday Night Live 7-8:30 p.m., Farmers Market, 418 S. Main St.. **Free and open to the public. Bring your own lawn chair and refreshments.**

Oct. 18 — Grill and Grilles on Main 10 a.m.-5 p.m., Broken Arrow Main Street. Event presented by Broken Arrow Arts and Humanities Council and Vintage Motorsports. Live entertainment, art booths, food, door prizes, awards and more.

Oct. 21 — Broken Arrow City Council 6:30 p.m., City Hall Council Chambers, 220 S. First St.

Oct. 23 — Broken Arrow Planning Commission 5 p.m., City Hall Council Chambers, 220 S. First St.

Oct. 25 — 42nd Annual ESA Benefit Craft Show 9 a.m.-4 p.m., Oliver Middle School, 3100 W. New Orleans St. Admission: Free. Benefitting local charities and St. Jude Children's Research Hospital. Booth space available. For more information, call 918-251-0617.

Oct. 25 — Main Street Merchants Fun and Games on Main with Night Out Against Crime 6-8 p.m. Free activities, food, safety and crime prevention information, clowns, ice cream, a Jupiter Jump and more. For more information, call 918-451-8213.