LONG-RANGE CAPITAL PLANNING COMMISSION
MEETING MINUTES
September 10, 2026, 1:00 PM
Oklahoma State Capitol Building
Senate Conference Room 4s.9
2300 N. Lincoln Blvd., Oklahoma City, OK 73105

A meeting notice was filed with the Secretary of State, and an agenda has been posted in accordance with the Open Meeting Act.

MEMBERS PRESENT:
Travis Mason, Chairman, Director of Commercial Oklahoma, Governor Appointee
Bailey Cook, Wm. Bailey Cook III, P.C., House Speaker Appointee
Jeff Wills, Managing Partner, Wills Holdings LLC, Governor Appointee
Brandon Ersteniuk, CEO of Ersteniuk Insurance Agency, Senate Appointee
Gary Hamer, Director of Strategic Planning, PartnerTulsa, Pro Tempore Appointee
Anthony Sammons, Director of Fiscal Staff of Senate, Pro Tempore Appointee

MEMBERS ABSENT:
Josh Cruzan, CEO of Rimrock Energy Partners, LLC, Governor Appointee

GUESTS:

Beverly Hicks, OMES	Christopher Gibbons, OTRD	Chad Carden, ODMH
Carie Carman, OMES	Jamie Manoles, OCIA	James Vaughn, OSRHE
Mary Jackson, OMES Legal	Maria Maule, OAG	
Steven Birkes, OMES	Lindsey Presley, ODMH	

1. **Announcement of filing of meeting notice and posting of the agenda in accordance with the Open Meeting Act.**

   Chairman Travis Mason announced that notice of the meeting had been filed and the agenda posted in accordance with the Oklahoma Open Meeting Act.

2. **Call to order and confirmation of quorum.** [Chair]

   Chairman Mason called the meeting to order at 1:02 PM. A roll call confirmed that a quorum was present.

3. **Welcome/Introductions.** [Chair]

   Chairman Mason welcomed commission members and guests to the meeting.

4. **Approval of minutes from the July 16, 2026, Commission special meeting:**

   Commissioner Brandon Ersteniuk moved to approve the July special meeting minutes as presented. Commissioner Gary Hamer seconded the motion. The motion passed, and the following votes were recorded:

   Mr. Ersteniuk, aye; Mr. Hamer, aye; Mr. Cook, aye; Mr. Wills, aye; Mr. Sammons, aye; Chair Mason, aye.

5. **Discussion and possible action regarding the FY28-FY32 State Building Five-Year Plan.**

   Carie Carman provided an update on the development of the FY28–FY32 State Building Five-Year Plan. She explained that the plan is required by statute to be prepared at least every two years and that recent legislative changes added components of the eight-year plan to the five-year plan, which is now provided to the Legislature at the beginning of each session. She stated that OMES plans to present the FY28–FY32 plan this year to return to the biennial planning cycle rather than expedite preparation of the FY27–FY31 plan.

   Carman explained that the FY28–FY32 plan will provide the Legislature with the Commission's recommendations for FY28 and FY29 capital improvements, along with the itemized budget and recommended expenditures now required by law, to support legislative planning for FY28. She added that this approach would allow distribution of FY28 funds to begin at the start of that fiscal year and help prevent agencies from receiving funding for projects from multiple sources. OMES is beginning work on the plan and is still determining internally how to develop some of the additional plan components. Carman noted that OMES would begin the new planning and surveying cycle with training for agencies.

   No action was taken.

6. **Update, discussion, and possible action regarding emergency projects declared under Title 61 O.S. §130 and requested funding from the Oklahoma Capital Assets Maintenance and Protection Fund (OCAMP Fund) pursuant to Title 62 O.S. §901.1.**

   Carie Carman provided an update on emergency projects since the previous meeting. She reported that funds for the Commerce emergency project had been distributed to OMES for transfer to Commerce and that the distribution process was nearly complete. Commerce had vacated the building and was ready to proceed with the project. She also reported that information regarding

   CLEET's emergency compressor replacement had been submitted to the Speaker of the House and the Senate President Pro Tempore. CLEET had submitted an additional request for $95,445 for a water softener, variable speed drive control panel, and air handler motor, which was also being processed.

   Carman explained the process for declaring construction emergencies under Title 61 and clarified that a construction emergency does not automatically qualify for OCAMP funding. She explained that an agency with funded projects on the approved OCAMP plan may request to substitute an emergency project for a previously approved project. If an agency has no funded projects on the approved plan, it may submit a request to the OMES Director, who verifies fund availability before submitting the request to the Speaker of the House and the Senate President Pro Tempore for approval.

The Commission discussed the reporting of emergency projects, the potential need to reserve funds for emergencies, and the role of the Legislature in establishing such a reserve. Mary Jackson explained that under the previous maintenance and state building revolving fund, emergency projects that were declared and potentially funded were reported to the Commission at a public meeting to maintain transparency. Carman noted that the Commission may wish to consider whether a portion of OCAMP funds should be reserved for emergencies and how such requests should be handled. Jackson clarified that establishing a reserve would require legislative action rather than an administrative rule change.

In response to Commissioner Gary Hamer's question regarding the purpose of the agenda item, Carman clarified that the item was intended to provide an update and allow the Commission to offer direction if desired. Jackson added that the discussion brought issues that may not be specifically addressed by statute to the Commission's attention for consideration before the next legislative session.

No action was taken.

7. **Discussion, update, and possible action regarding a request from the Oklahoma Department of Mental Health and Substance Abuse Services (ODMHSAS) to transfer funds from previously approved projects to add a generator to the Oklahoma Forensic Center in Vinita.**

Chad Carden, representing the Oklahoma Department of Mental Health and Substance Abuse Services (ODMHSAS), requested approval to reallocate funds from two previously approved projects to support the purchase of a generator for the Oklahoma Forensic Center (OFC). The projects included the Central Oklahoma bathroom modernization project, with approximately $265,300 remaining, and the NCDA chiller and boiler replacement project, with approximately $75,460 remaining. Carden explained that the bathroom modernization project was no longer needed because the facility was expected to be leased to a private provider for up to 12 months and subsequently sold.

Carie Carmen explained that the generator project was included in the OCAMP plan and was a higher priority for the agency. She stated that the estimated cost of the generator was approximately $300,000, plus design fees. Carden explained that the existing generators did not have sufficient capacity to support the expanded facility and that adding the expansion load caused the generator to overload, resulting in loss of power to the facility. He requested funding for an additional 350-kilowatt generator to support the expansion.

The Commission discussed the existing generator capacity and the need for an additional generator.

Chairman Travis Mason moved to approve ODMHSAS's transfer of funds from previously approved projects to add a generator to the Oklahoma Forensic Center in Vinita. Commissioner Bailey Cook seconded the motion. The motion passed, and the following votes were recorded:

Mr. Ersteniuk, aye; Mr. Hamer, aye; Mr. Cook, aye; Mr. Wills, aye; Mr. Sammons, aye; Chair Mason, aye.

8. **Presentation, discussion, and possible action regarding proposed revisions to the administrative rules for Title 428: Long-Range Capital Planning Commission.**

Mary Jackson presented proposed revisions to the Commission's administrative rules to address statutory changes, update references to the Oklahoma Capital Assets Maintenance and Protection Fund (OCAMP), and clarify procedures for capital project and deferred maintenance project requests. She discussed proposed definitions and project thresholds, agency submission requirements, project timelines, funding requests, and reporting requirements.

The Commission discussed the proposed project thresholds, including the $50,000 threshold for capital projects and the $10,000 threshold for deferred maintenance projects. Commissioner Bailey Cook questioned the wording of the substantial evidence language in the materials. Jackson clarified that the language described statutory criteria for emergency rulemaking and was informational, rather than a proposed definition for inclusion in the Commission's rules.

Members also discussed agency submission deadlines, proposed timeframes for initiating and completing funded projects, and the potential for extensions. Discussion included the time needed for design, procurement, and construction, as well as the importance of monitoring project progress. Jackson explained proposed reporting requirements for changes to approved plans and discussed building assessment requirements for funding eligibility, including the potential exception for emergency funding. She also emphasized the importance of reporting emergency projects funded through OCAMP to the Commission.

Following discussion, Jackson requested authorization to proceed with both emergency and permanent rulemaking. She stated that she would bring material recommendations or changes back to the Commission before proceeding.

Commissioner Jeff Wills moved to approve the request to proceed with both emergency and permanent rulemaking. Commissioner Bailey Cook seconded the motion. The motion passed, and the following votes were recorded:

Mr. Ersteniuk, aye; Mr. Hamer, aye; Mr. Cook, aye; Mr. Wills, aye; Mr. Sammons, aye; Chair Mason, aye.

9. **Update and discussion from Oklahoma Capitol Improvement Authority ("OCIA") on status of Memorandum of Understandings and distribution of OCAMP proceeds.**

Jamie Manoles, Director of the Oklahoma Capitol Improvement Authority (OCIA), provided an update on the Oklahoma Capital Assets Maintenance and Protection Fund (OCAMP). She reported that the fund had begun earning interest, with more than $800,000 earned during the first two months of deposits. She also reported that $3 million had been disbursed for the Department of Commerce emergency project and that $75,000 was being held pending confirmation that the CLEET emergency project met the applicable requirements.

After accounting for these amounts, Ms. Manoles reported that approximately $4.2 million remained unencumbered and available for other projects or needs. She further noted that approximately $120 million remained in the fund and explained that the fund would continue to earn interest as funds were drawn down as needed.

No action was taken.

10. **Discussion limited to agenda items and 3 minutes in duration.**

No public comments were made.

No action was taken.

11. **Adjournment:**

There being no further business, Commissioner Anthony Sammons moved to adjourn the meeting. Commissioner Jeff Wills seconded the motion. Seeing no opposition, the meeting adjourned at 2:05 PM.