MINUTES OF REGULAR MEETING OF THE CITY COMMISSION OF THE CITY OF LUFKIN, TEXAS, HELD ON THE 16TH DAY OF APRIL, 1991, AT 5:00 P.M.

On the 16th day of April, 1991, the City Commission of the City of Lufkin, Texas, convened in regular meeting in the Council Chambers of City Hall with the following members thereof, to wit:

Louis A. Bronaugh	Mayor
Percy Simond, Jr.	Commissioner, Ward No. 1
Don Boyd	Commissioner, Ward No. 2
Danny Roper	Commissioner, Ward No. 3
Bob Bowman	Commissioner, Ward No. 4
Jack Gorden	Commissioner, Ward No. 5
Paul Mayberry	Commissioner, Ward No. 6
C. G. Maclin	City Manager
Ron Wesch	Public Works Director/ Assistant to City Manager
Bob Flournoy	City Attorney
Atha Stokes	City Secretary
David Cochran	Purchasing Agent

being present when the following business was transacted.

1. Meeting was opened with prayer by Rev. Brance Moyer, Minister, First Church of Nazarene.

2. Mayor Bronaugh welcomed visitors present.

3. APPROVAL OF MINUTES

Minutes of regular meeting of April 2, 1991 were approved on a motion by Commissioner Paul Mayberry and seconded by Commissioner Don Boyd. A unanimous affirmative vote was recorded.

4. BID REQUEST - APPROVED - FIRST SOUTHWEST COMPANY - WATERWORKS AND SEWER SYSTEM REVENUE BONDS

Mayor Bronaugh stated that the first item for consideration was request from First Southwest Company to bid on "City of Lufkin, Texas Junior Lien Waterworks and Sewer System Revenue Bonds, Series 1991", dated May 1, 1991.

Mike Byrd, representing First Southwest Company, stated that he was requesting that his firm be granted permission to bid on the bond issue pursuant to Rule G23 of the Municipal Securities Rulemaking Board (which requires that FSC advise the City in writing of their intent to bid for the City's bonds).

Motion was made by Commissioner Percy Simond and seconded by Commissioner Don Boyd granting First Southwest Company permission to bid on the "City of Lufkin, Texas Junior Lien Waterworks and Sewer System Revenue Bonds, Series 1991". A unanimous affirmative vote was recorded.

5. ORDINANCE - APPROVED - WATERWORKS AND SEWER SYSTEM REVENUE BONDS

Mayor Bronaugh stated that the next item for consideration was an Ordinance authorizing the issuance of "City of Lufkin, Texas, Junior Lien Waterworks and Sewer System Revenue Bonds, Series, 1991".

Mr. Byrd stated First Southwest Company had prepared bid forms for the bonds and had distributed them to major investment banking houses throughout the State of Texas and one in St. Louis, Missouri. Mr. Boyd stated that two of these firms have retail sales in Lufkin and they are A. G. Edwards and Southwest Securities, each of whom have submitted a bid.

Mr. Byrd stated that the City of Lufkin sale has also been advertised in The Bond Buyer and the Texas Bond Reporter.

Mr. Byrd opened bids and gave the following results:

A. G. Edwards and Sons, Inc.	5.9998
Coastal Securities Corporation	5.765152
Service Asset Managements	6.13333
First Southwest Company	5.594484
Southwest Securities	6.493182

Motion was made by Commissioner Paul Mayberry and seconded by Commissioner Don Boyd to accept the low bid submitted by First Southwest Company at a rate of 5.594484.

Commissioner Danny Roper recused himself from voting.

Motion carried with six affirmative votes.

City Attorney Flournoy stated that he had reviewed the Ordinance and there had been two minor changes, which were acceptable. Mr. Flournoy stated that it was a necessity to declare an emergency so that the Ordinance could be passed on one reading.

Motion was made by Commissioner Bob Bowman and seconded by Commissioner Paul Mayberry that Ordinance authorizing the issuance of "City of Lufkin, Texas, Junior Lien Waterworks and Sewer System Revenue Bonds, Series 1991", and declaring an emergency be approved as submitted. A unanimous affirmative vote was recorded.

6. RESOLUTION - APPROVED - PAYING AGENT/REGISTRAR AGREEMENT - WATERWORKS AND SEWER SYSTEM REVENUE BONDS

Mayor Bronaugh stated that the next item for consideration was a Resolution approving and authorizing the execution of a "Paying Agent/Registrar Agreement in relation to "City of Lufkin, Texas, Junior Lien Waterworks and Sewer System Revenue Bonds, Series 1991" and other related matters.

Mr. Byrd stated that First City, Texas-Austin is being nominated as the Paying Agent/Registrar.

Motion was made by Commissioner Don Boyd and seconded by Commissioner Paul Mayberry that Resolution approving and authorizing the execution of a Paying Agent/Registrar Agreement in relation to "City of Lufkin, Texas, Junior Lien Waterworks and Sewer System Revenue Bonds Series 1991" and other related matters be approved as presented.

Commissioner Bob Bowman recused himself from voting.

Motion carried with six affirmative votes.

7. CONTRACT - APPROVED - GARY R. TRAYLOR AND ASSOCIATES - GRANT MANAGEMENT SERVICES - CITY OF LUFKIN 1990 TEXAS COMMUNITY DEVELOPMENT PROGRAM

Mayor Bronaugh stated that the next item for consideration was a Contract with Gary R. Traylor and Associates to provide grant management services for the City's 1990 Texas Community Development Program.

City Manager Maclin stated that a copy of the Contract had been included in the Commissioner's packets. City Manager Maclin stated that the funding for these administrative services is provided through the grant proceeds. City Manager Maclin stated that a meeting had been held earlier in the day where members of the City staff went over a Housing Rehabilitation Manual provided by Mr. Traylor.

Mr. Traylor stated that his firm has completed work on the development of a recommended manual which would guide the implementation of this rehab program. Mr. Traylor stated that he and members of his staff will be meeting with a panel of citizens who have been appointed to serve as an advisory committee on this grant program for the rehabilitation of private property. Mr. Traylor stated that the work is confined to a very small part of the heart of the City of Lufkin - bounded by Frank, Timberland Drive and East First Street - a triangle shaped area. Mr. Traylor stated that this area contains the Inez Tims Apartments and will also include some planned street improvements.

In response to question by Commissioner Bowman, Mr. Traylor stated that one of the requirements of the grant is that every house that is rehabilitated will be photographed and submitted along with a letter to the Texas Historical Commission. Commissioner Bowman requested that Mr. Traylor check to see if the Texas Historical Commission has any specific loans available for the rehabilitation of older historical homes.

Mr. Traylor stated that there was only $2 million available in the particular fund this grant was awarded under. Mr. Traylor stated that there were 56 grant applications requesting approximately $12 million and the City of Lufkin was one of eight cities in a statewide competition that received this type of grant this year. Mr. Traylor stated that the grant was for $250,000 to rehabilitate approximately 18 houses.

Motion was made by Commissioner Jack Gorden and seconded by Commissioner Don Boyd that contract with Gary R. Traylor and Associates to provide grant management services for the City's 1990 Texas Community Development Program be approved as presented. A unanimous affirmative vote was recorded.

8. RESOLUTION - APPROVED - DEPOSITORY/AUTHORIZED SIGNATORS DESIGNATION FORM - TCPD CONTRACT (NORTH LUFKIN GRANT)

Mayor Bronaugh stated that the next item for consideration was a Resolution delegating persons to sign the Depository/Authorized Signators Designation Form for TCPD Contract (North Lufkin Grant).

City Manager Maclin stated that a copy of the Resolution had been included in the Commissioners packet. City Manager Maclin stated that the Resolution provides for signatures from the Mayor, City Manager and City Secretary as the designated authorized signators.

Motion was made by Commissioner Bob Bowman and seconded by Commissioner Paul Mayberry that Resolution be approved as presented. A unanimous affirmative vote was recorded.

9. PURCHASE OF RIGHT-OF-WAY - APPROVED - PARCEL #1 - BRENTWOOD DRIVE

Mayor Bronaugh stated that the next item for consideration was authorization to purchase right-of-way for final parcel of property on Brentwood Drive (#1).

City Manager Maclin stated that letter from the Assistant City Manager of Public Works had been included in the Commissioner's packets relating to this last parcel of right-of-way on Brentwood Drive for the appraisal and purchase price of $14,534.

In response to question from Commissioner Bowman, Mr. Wesch stated that this is one of three parcels that he was not able to have donated.

City Manager Maclin stated that the funds for acquisition of this property will come from the Contingency Fund.

Motion was made by Commissioner Don Boyd and seconded by Commissioner Paul Mayberry authorizing the purchase of right-of-way for Parcel #1 on Brentwood Drive in the amount of $14,534 and that the budget be amended accordingly. A unanimous affirmative vote was recorded.

In response to question by Commissioner Bowman, City Manager Maclin stated that prior to the approval of this purchase of r-o-w the Contingency Fund balance was $144,000.

10. AGREEMENT - APPROVED - CITY OF HUDSON - BITE CASES AND RABID ANIMALS

Mayor Bronaugh stated that the next item for consideration was an Agreement with the City of Hudson to investigate and recommend necessary action on bite cases and rabid animals within their corporate limits.

City Manager Maclin stated that a copy of the Agreement along with a letter recommending approval of the Agreement by Mr. Wesch had been included in the Commissioner's packets. City Manager Maclin stated that the agreement includes the prices and fees and is for a 12-month period with annual review.

Cathy Clark, Animal Control Officer, stated that she had attended a Hudson City Council meeting on March 7th and presented a proposal to the Council, which they agreed to.

Motion was made by Commissioner Don Boyd and seconded by Commissioner Paul Mayberry that Agreement with City of Hudson to investigate and recommend necessary action on bite cases and rabid animals within their corporate limits be approved as presented. A unanimous affirmative vote was recorded.

11a. BIDS - APPROVED - ELEVATED STORAGE TANK - KILN STREET

Mayor Bronaugh stated that the next item for consideration was bids on an elevated storage tank on Kiln Street.

Mr. Wesch stated that this item has been bid twice and the first bid came in at $120,000 plus. Mr. Wesch stated that he is recommending the bid of Dean Jones Contracting, Inc. in the amount of $86,278. Mr. Wesch stated that the main reason for the bids coming in at a higher than anticipated price is that the bidder will be required to comply with current EPA rules and regulations regarding the containment of lead paint particles during the sandblasting process.

Mr. Wesch stated that the alternate bid of $24,890 is for the riser pipe (pictures included in packet). Mr. Wesch stated that it is not possible at this time to determine the extent of the problems on the inside of the riser pipe. Mr. Wesch stated that he will come back to the Council for approval if the problem is serious enough to warrant this expenditure.

Mr. Wesch stated that the amount budgeted for this item was $80,000, and the balance of $6,278 will have to be taken from the Water and Sewer Contingency.

Motion was made by Commissioner Jack Gorden and seconded by Commissioner Bob Bowman that bid of Dean Jones Contracting, Inc. in the amount of $86,278 be accepted as submitted. A unanimous affirmative vote was recorded.

11b. BID - APPROVED - REPAIR TO WINSTON PARK SOFTBALL FIELDS #1 AND #2 - PAYNE ELECTRICAL CONTRACTOR

Mayor Bronaugh stated that the next item for consideration was bids on repairs to Winston Park Softball Fields #1 and #2.

City Manager Maclin stated that Parks and Recreation Director Don Hannabas has bid these repairs twice in an attempt to get multiple bids and both times the only bid received has been from Payne Electrical. City Manager Maclin stated that the bid from Payne Electrical for $3,200 is for repair of three light poles that were blown down on Field #2 at Winston Park.

Motion was made by Commissioner Don Boyd and seconded by Commissioner Percy Simond that bid of Payne Electrical in the amount of $3,200 be accepted as submitted. A unanimous affirmative vote was recorded.

12. AMENDMENT - APPROVED - REVISION OF TELEPHONE SERVICE - LCTX

Mayor Bronaugh stated that the next item was an amendment to the agenda to consider revision of the City's telephone service.

City Manager Maclin stated that Commissioners had received a copy of the LCTX proposal earlier in the day. City Manager Maclin stated that since the deadline for changes to the LCTX directory that will be published this summer is Thursday, April 18th, this request has been placed on the agenda as an emergency item.

City Manager Maclin stated that the idea of the "Direct Inward Dialing (DID) System" has been previously discussed, and LCTX has now presented a new proposal with a savings of $14,210 as reflected on page 5. City Manager Maclin stated that the price for the new system is $23,024 ($19,461 plus the Battery Backup option of $3,563).

City Manager Maclin stated that the new system adds some equipment to the City Hall system and will provide the same service as the City has now at a cheaper price. City Manager Maclin stated that with DID the public will be able to dial directly to a department and the department numbers will be listed in the telephone directory when it comes out in August.

City Manager Maclin stated that the intercom capability will be retained.

City Manager Maclin stated that the staff is trying to find ways to reduce the non-emergency calls that come through the Police dispatcher in preparation of the 911 implementation.

City Manager Maclin stated that he was able to negotiate a delayed billing with a $5,000 down payment at the time the contract is approved and the balance will be due in November of 1991.

City Manager Maclin stated that there will still be a need for the City Hall dispatcher for those people who will continue to use the 634-888a number, and for the foot traffic through the atrium asking for directions. City Manager Maclin stated that any time that is gained by the DID for the dispatcher will be added in new responsibilities in typing or other clerical work.

Motion was made by Commissioner Don Boyd and seconded by Commissioner Jack Gorden authorizing the City Manager to enter into an Agreement with LCTX for a DID system for the City of Lufkin. A unanimous affirmative vote was recorded.

13. EXECUTIVE SESSION

Regular meeting adjourned at 6:03 p.m. to enter into Executive Session. Mayor Bronaugh reconvened regular session at 6:30 p.m. and stated that personnel and appointments to several Board was discussed.

14. COMMENTS

Commissioner Bowman requested that the City Manager look into the possibility of attending a Privatization Conference in Madison, Wisconsin on May 4th.

City Manager Maclin stated that a City Commission Budget Retreat has been tentatively set for May 15th at Pine Island.

Mayor Bronaugh stated that members of the City Commission have been invited to participate in this years Rodeo Parade.

15. There being no further business for discussion, meeting adjourned at 6:35 p.m.

Louis A. Bronaugh
Louis A. Bronaugh, Mayor

ATTEST:

Atha Stokes
Atha Stokes, City Secretary