

MINUTES OF REGULAR MEETING OF THE CITY COMMISSION OF THE CITY  
OF LUFKIN, TEXAS, HELD ON THE 21st DAY OF MARCH, 1967, AT 7:30 PM

On the 21st day of March, 1967, the City Commission of the City of Lufkin, Texas, convened in regular meeting in the regular meeting place of said City, with the following members thereof, to-wit:

Jim Waters	Mayor
Carl Liese	Commissioner, Ward No. 1
Dayle V. Smith	Commissioner, Ward No. 2
Byron McNeil	Commissioner, Ward No. 3
	Commissioner, Ward No. 4
Gene H. Nerren	Commissioner at Large, Place A
Basil E. Atkinson, Jr., M.D.	Commissioner at Large, Place B
Reagan Parker	City Manager
Lynn Durham	City Secretary
David Walker	City Attorney

being present, constituting a quorum, when the following business was transacted:

1. Meeting opened with prayer by Rev. Henry Benchhoff, Pastor of the First Presbyterian Church, Lufkin, Texas. Mayor thanked Rev. Benchhoff for his participation and invited him to remain for the entire meeting or to feel free to leave when he so desired.
2. Mayor welcomed a number of visitors including representatives of Service League and invited all to remain for the entire meeting. He further stated that any of the visitors who desired to be heard and were not on the Agenda would be heard later.
3. Commissioner Byron McNeil made motion that minutes of previous meeting be approved as written. Motion seconded by Commissioner Basil E. Atkinson, Jr., M.D. and a unanimous affirmative vote was recorded.
4. Mr. Tom Selman of Angelina Chevrolet-Cadillac Co. appeared before the City Commission to advise that the units for the Police Department had arrived but that he had made an error in ordering these units in that he specified air-conditioning for each one, whereas the order called for air-conditioning only for the Chief of Police unit. He stated he had been in discussion with the Chief of Police and recommended that the City purchase these units even though they have air-conditioning, at an additional cost of \$1,027.52. He stated that he might not be able to obtain units for some time if reordered also that these units with air-conditioning would have considerably more trade-in value than units without air-conditioning. Chief of Police, who was present, concurred with Mr. Selman's remarks and recommended we purchase the units with air-conditioning. He further stated that the additional cost would affect his budget to the point it could be over or slightly under.

After some discussion, Commissioner Dayle V. Smith made motion that we purchase the units with air-conditioning at an additional cost of \$1,027.52. Motion was seconded by Commissioner Byron McNeil and a unanimous affirmative vote was recorded.

5. Mr. Falcor Perry appeared before the City Commission to request permission to make application to the Railroad Commission for permission to install a Butane Service Station in the City Limits of Lufkin.

Commissioner Byron McNeil made motion that Mr. Perry be granted permission to request permission from the Railroad Commission for the installation of his proposed Butane Service Station. Motion seconded by Commissioner Carl Liese and a unanimous affirmative vote was recorded.

6. City Attorney read caption of ordinance for second reading covering zone change application of Lorah A. Dunn Estate, et al, from R-2 District to LB District covering Lots 1, 2, 3, 4 and 5, Block 3, Woodland Heights and Lots 7, 8, 9, 10 and 11, Block 4, Oakland Addition SAVE AND EXCEPT portions conveyed to the City of Lufkin by certain instruments listed in application. From R-2 District to LB District and Special Use covering Lots 4 and 5, Block 3, City of Lufkin and Lots 7 and 8, Block 4, Oakland Addition, SAVE AND EXCEPT portions conveyed to Jack Davis and City of Lufkin. Said property located off Frank between Bledsoe and Kelley and being more fully described in zone change application.

Mayor inquired if any persons present to object to zone change and there were none. Commissioner Byron McNeil made motion that Ordinance be passed on second reading. Motion seconded by Commissioner Basil E. Atkinson, Jr., M.D. and a unanimous affirmative vote was recorded.

7. City Attorney read caption of ordinance for second reading covering zone change application of L. P. Nesbitt and wife, Minnie Nesbitt, from R-3 District to C District covering certain property located at intersection of Timberland and Paul Ave. and being more fully described in application.

Mayor inquired if any persons present to object to change and there were none. Commissioner Byron McNeil made motion that Ordinance be passed on second reading. Commissioner Gene H. Nerren seconded the motion and a unanimous affirmative vote was recorded.

8. City Attorney read caption of ordinance covering zone change application by Odice Kenneth Parrish and C. A. Newberry, et al, from R-2 District to C District covering property lying between Timberland and Denman Ave. and being south of the intersection of the two streets and being more fully described by field notes in application.

Mayor inquired if any persons present to object to the change and there were none. Commissioner Byron McNeil made motion that Ordinance be passed on second reading with recommendations of the City Planning and Zoning Commission included therein covering the inclusion of a triangular area of property not included in the application and that zone change be subject to requirements of Miscellaneous Regulations shown under Section 2, Item 6 of Central Business District. Commissioner Basil E. Atkinson, Jr., M.D. seconded the motion and a unanimous affirmative vote was recorded.

9. City Secretary stated the request for Trailer Park by Jim Bob Odom was discussed by the City Planning and Zoning Commission in regular meeting of March 9, 1967, and it was their recommendation that license be issued. Mr. Odom for such Trailer Park in that his plans and specifications had been approved by the Building Inspector and were in accordance with the Ordinance.

Commissioner Byron McNeil made motion that license be approved by the City Commission. Motion was seconded by Commissioner Carl Liese and a unanimous affirmative vote was recorded.

10. Mr. Ray Terrell of Bernard Johnson Engineers, Inc., Houston, Texas, was present and stated that two possible locations had been located for new water well. The first and best location was found on Farm Road 2451 and located about a mile from Water Well No. 6 and 1 1/2 miles from Water Well No. 9. Mr. Terrell requested permission of the City Commission to prepare plans and specifications for the well, pumping equipment and controls at this time and later on prepare plans and specifications for line to service the well and that he be allowed to appear before the City Commission at a special meeting on March 30, 1967, with such plans and specifications.

Before vote was taken, Commissioner Carl Liese inquired as to inclusion of additional spare motor which had been discussed previously. City Engineer stated he had been in contact with local Manager of Texas Power and Light Co. and they have a number of different motors available that might suit our purpose and would look into this matter further.

Commissioner Byron McNeil made motion that Mr. Ray Terrell be given permission to prepare plans and specifications for well, pumping equipment and controls as requested. Motion seconded by Commissioner Basil E. Atkinson, Jr., M.D. and a unanimous affirmative vote was recorded.

11. Mr. Ray Terrell stated he and City Engineer had inspected the ground storage tank at the water plant and the work to be done on the aerator. He stated a cost of \$2,963.15 to place the ground storage tank and aerator in condition as good as new, would require replacing cones, baffles, cups, plugs, etc. and recommended the work be done; also as a safety measure, flange, elbow and nipple be installed under floor of pumphouse.

Commissioner Dayle V. Smith made motion that Mr. Terrell's recommendation be followed in placing the ground storage tank and aerator at the water plant in first class condition. Motion seconded by Commissioner Byron McNeil and a unanimous affirmative vote was recorded.

12. Mr. Ray Terrell stated had received letter from Gulfline Constructors, Inc. requesting an extension of time on their contract for completion of water plant improvements and yard piping. He stated Gulfline has requested an extension from March 1 to June 15. He stated this request was due to inability to receive pump and other equipment as originally scheduled for shipment. Mr. Terrell stated this extension would not penalize the City and that he had requested manufacturers to have performance test made on pump before shipment.

Commissioner Gene H. Nerren made motion that the extension of time not be granted. Motion seconded by Commissioner Basil E. Atkinson, Jr., M.D. and a unanimous affirmative vote was recorded. Mayor expressed appreciation to Mr. Terrell for requesting performance test mentioned above on pump.

13. Mr. Ray Terrell presented completed plans and specifications covering City Hall and Police Station and stated same had been advertised for bids to be opened at 5:00 P.M., April 12, 1967. He stated there were sufficient copies available and that if any City Commissioners had any questions now or later would be happy to answer them.

14. Mr. Deter Ufer, representing Bernard Johnson Engineers, Inc., who was present, discussed with the City Commission the possibility of his firm preparing proposal covering Sewer Treatment facilities for the City of Lufkin for a period of 10, 15 and 20 years in the future. Mr. Ufer desired to know if the City required such a study on the old plant plus the new plant or a combination of both.

Commissioner Dayle V. Smith stated he would desire remarks from Mr. Robert G. Day, City Financial Advisor who was present, with regard to the financial condition of the City of Lufkin at this time before taking action on Mr. Ufer's request. Mr. Day went into a considerable amount of detail on water and sewer bonds that have been issued over the past 20 years and also the condition of the City's financial affairs at this time. He stated from his quick check of our audit that a very comprehensive study should be made of water and sewer rates being charged by the City since he felt they were entirely too low. Also, that the lossage according to the last audit was considerably out of line with the average allowable. Mr. Day recommended that the Consulting Engineers be allowed to prepare a study on the Sewer Treatment Plant as requested in order that the City Commission would be in a position to know steps to take for future plans.

It was the suggestion of the Mayor that Mr. Day and the representatives of Bernard Johnson Engineers, Inc. be allowed to leave the meeting and discuss his recommendation for a rate study as well as a study by the Consulting Engineers on our Sewer Treatment Plant facilities. After returning to the Council Room, Mr. Day stated that an estimated cost for a rate study by himself and Bernard Johnson Engineers, Inc., Consulting Engineers, could be made at a cost not to exceed \$5,000.00 which would include the services of City personnel after working hours at \$3.00 per hour.

Commissioner Gene H. Nerren made motion that Mr. Robert G. Day of Rowels, Winston & Co., Inc. be authorized to make a rate study in conjunction with Bernard Johnson Engineers, Inc., Consulting Engineers, at a cost not to exceed \$5,000.00 and this study to be completed at the earliest possible date. Motion seconded by Commissioner Byron McNeil and a unanimous affirmative vote was recorded.

Commissioner Byron McNeil made motion that Bernard Johnson Engineers, Inc. be authorized to proceed with drawing up a proposal on one sewage plant proposition only and report back as soon as possible, such proposal to contain necessary information to proceed with acquiring federal grant under Public Law 660 and EDA. Commissioner Gene H. Nerren seconded the motion and a unanimous affirmative vote was recorded.

15. Open items were gone over and status developed.
16. City Manager presented following invoices for approval to be paid.

Tipton-Billingsley Ford

1 Truck .....	\$ 1,898.83
1 Ranch Wagon (Ambulance) .....	\$ 3,033.35

Moore Bros. Construction Co.

Paving of Spence Street .....	\$11,700.30
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Gulfline Constructors, Inc.

Invoice, Feb. 13, 1967,	
Water Distribution Improvements .....	\$27,804.65

Invoice, March 4, 1967,	
Water Distribution Improvements .....	\$ 8,448.46

Layne Texas Company

Estimate No. 1, Water Well #3 .....	\$17,301.37
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Estimate No. 2, Water Well #8 .....	\$ 6,970.55
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Water Well No. 5 .....	\$ 2,685.50
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Water Well No. 7 .....	\$10,662.71
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Bernard Johnson Engineers, Inc.  
Engineering services in connection  
with Sanitary Sewer Improvements ..... \$ 3,473.89

City Manager stated the above invoices had been checked and were in line for payment and recommended approval to pay.

Discussion developed with regard to Consulting Engineer's furnishing progress report on construction jobs in progress which had been promised previously but have not yet been received. Commissioner Byron McNeil made motion that City Manager be authorized to pay all the above listed invoices with the exception of the invoice from Bernard Johnson Engineers, Inc. in the amount of \$3,473.89 until satisfactory progress reports have been furnished on Capital Improvement Program. Motion seconded by Commissioner Gene H. Nerren and a unanimous affirmative vote was recorded.

17. Mayor read letter from Mr. Paul McWilliams, Parks Superintendent, advising that Maddux Building Materials Co. was now completing the building over the existing slab for the Jones Lake Community Center Building at a low bid of \$2,150.00 which would include:

1. Slab at same level.
2. Ladies rest room with 2 commodes and a lavatory with sewer and water taps.
3. Plumbing in kitchen.
4. Tile floor covering for old building to match the covering in the new addition. (The asphalt tile is worn through in the old section and this was not included under his present bid.)

Mr. McWilliams stated \$4,500.00 was set up in the budget for this building.

Commissioner Byron McNeil made motion that City Manager be authorized to proceed with the work recommended by the Parks Superintendent. Motion seconded by Commissioner Dayle V. Smith and a unanimous affirmative vote was recorded. Commissioner Dayle V. Smith called attention to the fact that Department Head was making the recommendation rather than City Manager. City Manager stated he had authorized the Parks Superintendent to make the recommendation to the Mayor and City Commission in this particular instance.

18. Commissioner Byron McNeil stated he had been contacted by a local citizen with regard to City purchasing right-of-way for extension of Loop 287 within the City Limits. City Manager stated that these contacts would be made later.
19. Mayor called attention to recommendation of City Planning and Zoning Commission to correct apparent error made in zoning map when present zoning ordinance was approved covering property of Mr. A. W. Conn from A to F District covering Lots A-1, A-3 and A-4, Block 45 of the Denman Addition to the City of Lufkin and property of Mr. Luther Adams in that present approved zoning map does not include all the above properties.

Commissioner Carl Liese made motion that zoning map be corrected in accordance with recommendations of the City Planning and Zoning Commission. Commissioner Byron McNeil seconded the motion and a unanimous affirmative vote was recorded.

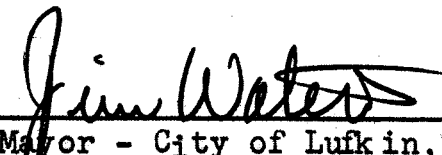
20. Mayor stated at last meeting Dr. Royce Read was appointed City Health Officer in place of Dr. R. W. Taylor who resigned as of March 1, 1967. Mayor stated that due to present set up of City County Health Unit that Dr. Read's title should be City Health Physician instead of City Health Officer and recommended that these minutes reflect such change in classification. Commissioner Gene H. Nerren made motion that this change in records be made. Commissioner Carl Liese seconded the motion and a unanimous affirmative vote was recorded.
21. Mayor called attention to Region 16, Texas Municipal League, meeting scheduled to be held at the Angelina Hotel in Lufkin on March 23, 1967, beginning at 6:00 P.M. and desired all who could to be in attendance.
22. Mayor called attention to meeting scheduled in Houston at 11:00 A.M., March 23, 1967, with Southern Pacific Railroad officials and members of Bernard Johnson Engineers, Inc., regarding improvements to Angelina Street as well as the underpass project.
23. Mayor stated he had been giving serious thought to the property of Mr. Murphey George which has been the holdup on the underpass project due to settlement not having been made with Mr. George on remodeling of his building. Mayor suggested that each City Commission member jot down on a piece of paper the sum of money would recommend be paid to Mr. George for such remodeling and then an average taken on the amount shown and Mr. George be offered this for a settlement. Mayor stated the City Commission should make Mr. George an offer before attending the meeting in Houston. All City Commissioners except Commissioner Dayle V. Smith, who desired to abstain, placed a figure in a hat and an average taken of the total which amounted to \$17,700.00.

Commissioner Gene H. Nerren made motion that this figure be presented to Mr. George by the Mayor, City Manager and City Attorney to cover the remodeling of his building. Commissioner Byron McNeil seconded the motion and a unanimous affirmative vote was recorded.

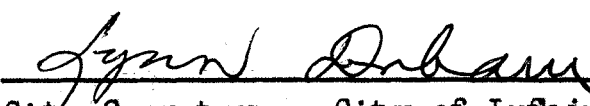
24. Commissioner Basil E. Atkinson, Jr., M.D. stated that he had been contacted by Dr. J. H. Wade with regard to replacing sidewalks on Frank Street property when widening project was completed. Dr. Wade did not desire to have the sidewalks replaced in that the State Highway Department would not reinstall unless authorized to do so by the City.

Commissioner Dayle V. Smith made motion that sidewalks be left out on the North side of Frank Ave. from Kelley St. to Raguet St. and that Highway Department be so advised. Commissioner Carl Liese seconded the motion and a unanimous affirmative vote was recorded.

25. There being no further business for consideration, meeting was adjourned at 11:30 P.M.

  
Mayor - City of Lufkin, Texas

ATTEST:

  
City Secretary - City of Lufkin, Texas