

MINUTES OF SPECIAL MEETING OF THE CITY COMMISSION OF THE CITY OF
LUFKIN, TEXAS, HELD ON THE 5TH DAY OF JULY, 1989 AT 5:00 A.M.

On the 5th day of July, 1989, the City Commission of the City of Lufkin, Texas, convened in special session in the Council Chambers of Lufkin 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
Paul Mayberry	Commissioner, Ward No. 6
Harvey Westerholm	City Manager
Robert Flournoy	City Attorney
Atha Stokes	City Secretary

being present, and

Jack Gorden	Commissioner, Ward No. 5
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being absent when the following business was transacted.

1. Meeting was opened with prayer by Rev. Simond Purvis, Minister, Word of Life Church.

2. Mayor Bronaugh welcomed visitors present.

3. APPROVAL OF MINUTES

Minutes of regular meeting of June 20, 1989 and special meeting of June 27, 1989, with corrections to paragraph 3 on page 1 (pervasive property changed to pervasive poverty) were approved on a motion by Commissioner Bob Bowman and seconded by Commissioner Danny Roper. A unanimous affirmative vote was recorded.

4. ORDINANCES - APPROVED - SECOND READING - REINVESTMENT ZONES -
DOWNTOWN AREA - HERIDER FARMS BUILDING AT CANAL AND LUFKIN AVENUE -
WHITES BUILDING AT 1402 NORTH JOHN REDDITT DRIVE - LUFKIN STEEL
FABRICATORS BUILDING AT 1310 NORTH JOHN REDDITT DRIVE - U. S.
HOMES BUILDING OFF WEST LOOP 287 ON BORDEN DRIVE - WOODY'S TOYS
BUILDING AT 100 REGAL ROW OFF HIGHWAY 94 - FORMER UNIT RIG BUILD-
ING AT 711 INDUSTRIAL BOULEVARD - SOUTHWESTERN FLORAL BUILDING AT
800 ELLEN TROUT DRIVE

Mayor Bronaugh stated that the first item for consideration was Second Reading of Ordinances designating "Reinvestment Zones" for the following locations:

- 1) Downtown area
- 2) Former Herider Farms building at Canal and Lufkin Avenue
- 3) Whites building at 1402 North John Redditt Drive
- 4) Lufkin Steel Fabricators building at 1310 North John Redditt Drive
- 5) U. S. Homes building off West Loop 287 on Borden Drive
- 6) Former Woody's Toys building at 100 Regal Row off Highway 94
- 7) Former Rig Unit building at 711 Industrial Boulevard
- 8) Southwestern Floral building at 800 Ellen Trout Drive

Motion was made by Commissioner Bob Bowman and seconded by Commissioner Paul Mayberry that Ordinances be approved on Second and Final Reading as presented. A unanimous affirmative vote was recorded.

5. AGREEMENT - APPROVED - ALCOHOL AND DRUG ABUSE COUNCIL OF DEEP
EAST TEXAS

Mayor Bronaugh stated that the next item for consideration was an agreement with the Alcohol and Drug Abuse Council of Deep East Texas for space in the Parks and Recreation Building.

City Attorney Flournoy stated that the terms of the Agreement were basically the same with the term of the agreement being extended to five (5) years and a provision added whereby the City will give Deep East Texas Regional Council on Alcohol and Drug Abuse sixty days written notice in the event the City determines that it needs the building prior to the expiration of the term of the Agreement and the Deep East Texas Regional Council of Alcohol and Drug Abuse be responsible for repairs on the air conditioner.

Motion was made by Commissioner Paul Mayberry and seconded by Commissioner Don Boyd that Agreement between the City of Lufkin and the Deep East Texas Regional Council on Alcohol and Drug Abuse be approved. A unanimous affirmative vote was recorded.

6. AFSCME UNION DUES - DENIED - PAYROLL DEDUCTION

Mayor Bronaugh stated that the next item for consideration was a request from AFSCME Union representative for union dues payroll deduction.

Ms. Carr stated that two weeks ago at the June 20th meeting the City Commission turned down a request for payroll deductions for union dues for City employees.

Ms. Carr stated that the motion made by Commissioner Mayberry was that the City continue its policy not to allow any additional payroll deductions.

In response to question by Ms. Carr, City Manager Westerholm stated that there is no written policy disallowing additional payroll deductions, but it is a policy that was established because of too many insurance payroll deductions.

Ms. Carr stated that the employees wishing to form a union are not going to rest with the decision that was made. Ms. Carr stated that the employees are having a difficult time understanding why they are not allowed payroll deductions since there would be no cost to the City. Ms. Carr stated that by this denial it has hurt the employees morale but has made them stronger and more determined.

Mayor Bronaugh stated that at last meeting he asked if AFSCME would still represent the employee's union without payroll deduction, and he is asking that question again. Ms. Carr responded that the message from the employees to the City Commission is that payroll deduction is standard and there is no question about how payroll deduction works.

Ms. Carr stated that she is asking the City Commission to reconsider by taking another vote and this time voting for payroll deduction.

Ms. Carr stated that the employees have no intention of stopping with this meeting if the request is denied, but will be joined by other unions in their request for payroll deductions. Ms. Carr stated that the City Secretary will continue to receive letters from the employees requesting to be placed on the agenda for payroll deductions. Ms. Carr stated that citizens will be petitioned and letters will be sent to Harry Hubbard, Bob Bullock and others requesting that they speak on behalf of payroll deduction.

Joe Hendricks, President of the Police's Union, stated that in August 1988 Mayor Bronaugh told Yana Pounders in a television interview he was disappointed that the policemen were forming a union. Mr. Hendricks stated that the Mayor also said that the employees had a voice in City matters, and he was challenging the City Commission and the Mayor to hear the voice of the City employees who were present at this meeting requesting payroll deduction.

Motion was made by Commissioner Percy Simond and seconded by Commissioner Don Boyd to reconsider the vote that was taken at the June 20th City Commission for union dues payroll deduction.

The following vote was recorded:

Aye: Commissioners Simond and Boyd
Nay: Commissioners Bowman, Mayberry, Roper and Mayor Bronaugh

Mayor Bronaugh stated that motion failed by a vote of 4 to 2.

Commissioner Boyd stated that the Policy of not allowing any additional payroll deduction has been in effect since the 1970's and it might be time for a change. Commissioner Boyd stated giving the employees dues check-off was a simple matter and the Commission should listen to the employees.

Ms. Carr stated that she would like to mention that Texas is a "right-to-work" State and the employees are aware that they are working without a contract.

7. ORDINANCE - APPROVED - FIRST READING - ZONE CHANGE -
S. H. MORRISON, JR. - 1707 ALLENDALE - RL TO RL, SU (SAUSAGE AND
MEAT KITCHEN: WITH STIPULATION THAT THERE WILL BE NO EXTERNAL
ADVERTISING)

Mayor Bronaugh stated that the next item for consideration was First Reading of Ordinance for Zone Change request by S. H. Morrison, Jr. covering property located at 1707 Allendale from Residential Large to Residential Large, Special Use (Sausage and Meat Kitchen: With stipulation that there will be no external advertising).

Motion was made by Commissioner Bob Bowman and seconded by Commissioner Don Boyd that Ordinance be approved on First Reading as presented. A unanimous affirmative vote was recorded.

8. ORDINANCE - TABLED - FIRST READING - ZONE CHANGE - CECIL W. AYCOCK -
1119 PAUL - RM TO RM, SU (SEWING MACHINE AND VACUUM CLEANER REPAIRS:
WITH STIPULATION THAT ONLY THIS TYPE OF WORK BE DONE AT THIS
LOCATION; SIGN NOT BE LOCATED ON PROPERTY LINE; AND CIRCLE DRIVE
WITH ENTRANCE AND EXIT SIGNS)

Mayor Bronaugh stated that the next item for consideration was First Reading of Ordinance for Zone Change request by Cecil W. Aycock covering property located at 1119 Paul from Residential Medium to Residential Medium, Special Use (Sewing Machine and Vacuum Cleaner Repairs: With stipulation that only this type of work be done at this location; sign not be located on property line; and circle drive with entrance and exit signs).

Applicant was not present and First Reading of Ordinance was tabled until next meeting (July 18th).

9. ORDINANCE - TABLED - FIRST READING - ZONE CHANGE - JOE TREVATHAN -
307 COLLEGE DRIVE - RL TO RL, SU (TEMPORARY OFFICE BUILDING)

Mayor Bronaugh stated that the next item for consideration was First Reading of Ordinance for Zone Change request by Joe Trevathan covering property located at 307 College Drive from Residential Large to Residential Large, Special Use (Temporary Office Building).

Applicant was not present and First Reading of Ordinance was tabled until next meeting (July 18th).

10. RESOLUTION - APPROVED - 911 EMERGENCY CALL SYSTEM

City Manager Westerholm stated that a Resolution was adopted July 19, 1988, for the 911 Emergency Call System, but since there has been a time-lapse and new developments, he was recommending that the Resolution be re-adopted.

City Manager Westerholm stated that the telephone company will add 50¢ a month per local telephone until the system is completed and then will adjust this amount.

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

11. EFFICIENCY ADVISORY COMMITTEE REPORT

Mayor Bronaugh stated that the next item for consideration was acceptance of a report from the Efficiency Advisory Committee.

Mayor Bronaugh recognized Annon Card, Chairman of the Efficiency Advisory Committee. Mr. Card stated that members of the Committee had met seven (7) times to review the operations of various City departments and to make constructive suggestions for improvement. Mr. Card stated that the final meeting of the Committee was held on July 29th, where members of the Committee reviewed the Final Report as submitted to the City Commission. Mr. Card stated that the Committee was trying to work to make Lufkin a better place to live.

Commissioner Bowman requested that a formal Resolution be drafted thanking the Committee for their efforts.

12. PROPOSAL - ACCEPTED - GRANTSMAN - GARY TRAYLOR

Mayor Bronaugh stated that the next item for consideration was a proposal from Gary Traylor as grantsman.

Mr. Traylor stated that he had submitted some written material to the City Manager in which he was trying to indicate his interest and desire to represent the City of Lufkin in the pursuit of State or Federal funds.

Mr. Traylor stated that when he is engaged by a client he does not charge a fee unless his efforts lead to the approval of a grant.

In response to question by Commissioner Mayberry, Mr. Traylor stated that a portion of his compensation can be attributed to having prepared the application and applied for the grant. Mr. Traylor stated that the substantial portion of what he is paid is for the administrative duties that he performs under the funded grant in the areas of financial management, labor standards monitoring and equal opportunity enforcement requirements that are monitored by the funding agency. Mr. Traylor stated that he is also required to prepare the periodic agency reports on the status of the project every 90 days. At the time the project is closed out he prepares a final Contractor performance report and assists with the conduct of the audit.

In response to question by Mayor Bronaugh, Mr. Traylor stated that a grant applicant will always get more credit in the Texas Commerce Department Program if it can be shown that the applicant is paying for any project support costs that might include grant administration, engineering fees, attorneys fees, audit fees, etc., and that the grant funds themselves be targeted directly to benefiting the particular low income area that might be the subject of that application. Mr. Traylor stated that when an applicant does that he is showing a higher evidence of local effort that is meaningful to the Regional Review Committees when they rate the application, and to the State when they rate those areas under their authority to rate.

Motion was made by Commissioner Paul Mayberry and seconded by Commissioner Bob Bowman to engage Gary Traylor as grantsman for the City of Lufkin. A unanimous affirmative vote was recorded.

13. CABLECOM - FUTURE PLANS - DISCUSSED

Mayor Bronaugh stated that Wayne Neal, District Manager of Cablecom was present at tonight's meeting to review the future plans of the Lufkin cable system.

Mr. Neal stated that Cablecom is proposing a brand new cable system capable of carrying 60 channels. Mr. Neal stated that Cablecom will

begin immediately to change out converter boxes in Lufkin, and that the Cablecom office will have control over the boxes.

Mr. Neal stated that estimated cost of the new system is \$5.2 million and installation will be completed in 1-1/2 years. Mr. Neal stated that the system is adding 25 miles of new construction.

In response to question, Mr. Neal stated that there will probably be a 5% increase in the basic service rate at the beginning of the new calendar year.

14a. BID - APPROVED - ELEVATOR MAINTENANCE - SETEC, INC.

Mayor Bronaugh stated that the next item for consideration was bids on elevator maintenance.

City Manager Westerholm stated that three bids had been received, and the low bid was from SETEC, Inc. of Nacogdoches.

Mayor Bronaugh stated that included in the bid from SETEC, Inc. was their offer to perform an annual inspection on the elevator in the Parks and Recreation building at no cost to the City.

Motion was made by Commissioner Bob Bowman and seconded by Commissioner Danny Roper that bid of SETEC, Inc. in the amount of \$220 monthly to service and maintain the two (2) passenger elevators located in City Hall be approved as presented. A unanimous affirmative vote was recorded.

14b. BID - APPROVED - FRONT END LOADER - WATER POLLUTION CONTROL PLANT - PINEYWOODS TRACTOR AND IMPLEMENT, INC.

Mayor Bronaugh stated that the next item for consideration was bids for a front end loader to be used in the Water Pollution Control Plant.

Motion was made by Commissioner Bob Bowman and seconded by Commissioner Don Boyd that bid from Pineywoods Tractor and Implement, Inc. in the amount of \$15,775 for front end loader to be used in the Water Pollution Control department be accepted as presented. A unanimous affirmative vote was recorded.

15. EXECUTIVE SESSION

Mayor Bronaugh stated that the City Commission would adjourn to Executive Session at 6:19 p.m. Regular session was reconvened at 7:00 p.m. and Mayor Bronaugh stated that demolition of additional houses and personnel matters were discussed.

City Attorney Flournoy stated that he was recommending that the following dilapidated houses be demolished.

1. Largent and Old Union Road
2. K. Morgan Drive
3. Keltys and Wilson
4. 2300 Spence
5. 403 Stark

Motion was made by Commissioner Percy Simond and seconded by Commissioner Don Boyd to accept recommendation of City Attorney Flournoy on the demolition of suggested dilapidated houses. A unanimous affirmative vote was recorded.

16. COMMENTS - GRIEVANCE COMMITTEE - DRUG PROBLEM - CITY CHARTER - BUDGET WORKSHOP

In response to question by Commissioner Simond, Assistant City Manager Boudreaux stated that the list of members of the Grievance Committee was being expanded to add two new members and as soon as the list was completed it would be made available to the Commissioners.

Commissioner Simond stated that he was concerned about the drug problem in the City and would like to see this issue addressed when the budget is being prepared. Commissioner Simond stated that he would like to see the Police Department increase its manpower and hire some specialists in drug abatement.

In response to question by Commissioner Boyd, City Attorney Flournoy stated that he would have an Ordinance dealing with "crack houses" at the next meeting.

Commissioner Boyd stated that there have been eight murders in Lufkin this year and at least seven have been drug and/or alcohol related.

Commissioner Mayberry stated that he would like to have a copy of an organizational chart of the Police Department to see the distribution of manpower.

Commissioner Boyd stated that it was his understanding that at the present time the Police Department is short four officers.

Commissioner Bowman stated that Lufkin is getting an image where drugs are concerned that will keep new businesses from moving here. Commissioner Bowman stated that the drug problem was a paramount issue for the City Commission.


Mayor Bronaugh stated that he and Chief Collins had recently attended a meeting in Kilgore involving youths and a drug prevention program. Mayor Bronaugh stated that the Mayor's office is always open to suggestions regarding drugs.

It was the consensus of opinion of the Commission that the drug problem would be the #1 project to be considered in the new budget.

Commissioner Simond stated that he would like for the City Commission to consider rewriting the City Charter since it is 23 years old and has not been changed. Commissioner Simond suggested that each Commissioner and the Mayor submit three names for a committee of 21 citizens to rewrite the Charter.

A budget workshop was set for Thursday, July 13, from 11:00 a.m. to 2:00 p.m. in Room 202.

17. There being no further business for consideration meeting adjourned at 7:25 p.m.


Louis A. Bronaugh - Mayor

ATTEST:


Atha Stokes - City Secretary