

MINUTES OF REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF
LUFKIN, TEXAS, HELD ON THE
5TH OF MARCH 2002

On the 5th day of March 2002 the City Council of the City of Lufkin, Texas, convened in a Regular Meeting in the Council Chambers of City Hall with the following members thereof, to wit:

Louis A. Bronaugh	Mayor
Dennis Robertson	Mayor pro tem
R. L. Kuykendall	Councilmember, Ward No. 1
Don Boyd	Councilmember, Ward No. 2
Lynn Torres	Councilmember, Ward No. 3
Bob Bowman	Councilmember, Ward No. 4
Jack Gorden, Jr.	Councilmember, Ward No. 5
C. G. Maclin	City Manager
James Hager	Asst. City Manager/Finance
Atha Stokes Martin	City Secretary
Bob Flournoy	City Attorney
Keith Wright	City Engineer
Stephen Abraham	Director of Planning

being present when the following business was transacted.

1. Rev. Charles Roberts, Pastor, Denman Avenue Baptist Church, opened meeting with prayer.
2. Mayor Bronaugh welcomed visitors present.

3. APPROVAL OF MINUTES

Minutes of the regular meeting of February 19, 2002 were approved on a motion by Councilmember Dennis Robertson and seconded by Councilmember Bob Bowman with corrections to Item #6 on page 4 as requested by Councilmember Robertson. A unanimous affirmative vote was recorded.

4. ORDINANCE — FIRST READING — ZONE CHANGE — ‘RESIDENTIAL LARGE’ AND ‘RESIDENTIAL MEDIUM’ TO ‘LOCAL BUSINESS ZONING DISTRICT — FRANK AND RAGUET - FAMILY DOLLAR STORES — GEORGE K. DUPUY

Mayor Bronaugh stated that the first item for consideration was a request of Family Dollar Stores, on behalf of George K. DuPuy to change the zoning classification on property located at the northwest corner of Frank Avenue and North Raguet and being described as Lot 4, Block 5 of the E. J. Mantoath's Addition and also Lot 1, Block 8 of the Woodland Heights Addition from "Residential Large" and "Residential Medium" zoning districts to a "Local Business" zoning district.

City Manager Maclin stated that this item was tabled at our last meeting at the request of the applicant due to the full compliment of Council not being available. Mr. Maclin stated that the reason for the need for the full Council to be available is because it comes to the Council with a recommendation of denial from the Planning & Zoning Commission and would require six affirmative votes in order to pass on City Council's First Reading.

Councilmember Robertson stated that since he is adjacent to this zone change he would recuse himself from voting on this issue, but would like to stay and listen to the discussion on this item.

Eddie McFarland, Attorney, stated that he has been employed by George K. DuPuy who is under contract to sell this property to the Family Dollar Stores, subject to being able to get this zone change. Mr. McFarland stated that Mr. DuPuy is terminally ill in a

nursing home in Montreal, Canada. Mr. McFarland stated that Mr. DuPuy's wife and daughter were here during the last Council meeting but were unable to return today because of his condition and the condition of the daughter's son. Mr. McFarland stated that this property has been for sale in excess of two years and this is the only opportunity that has presented itself for the owner to do something with the property. Mr. McFarland stated that Mr. DuPuy would still continue to own two large lots (one-half acre each) that front on Mantooth Street that is not part of this application. Mr. McFarland stated that he realizes that there is opposition to this zone change request but as it is presently zoned someone would have to buy this property and build a house on it, and there has not been a single house built on any property in this neighborhood as a residence in the last 20 years. Mr. McFarland stated that across Frank Street there is a house owned by the Bradshaw family and it is zoned "Commercial". Mr. McFarland stated that at the corner of Frank and Raguet across the street there is a therapeutic massage parlor and a building occupied by the Alcohol and Drug Abuse Counsel. Mr. McFarland stated that as he told Council last time, this is the second most heavily traveled intersection in the City of Lufkin, so as a practical matter, this property is Commercial. Mr. McFarland stated that this is the only purpose you could possibly use this property for with the traffic like it is. Mr. McFarland stated that the question is, what type of commercial activity will eventually go in there. Mr. McFarland stated that the people who are opposed to this request do not realize that there is a Zestee hamburger place two blocks east on Frank Avenue, three blocks down the street is Mom's Diner, and a furniture store two blocks away covering almost an entire block.

Mr. McFarland stated that the only thing that has been built on Frank or Raguet have been commercial properties. Mr. McFarland stated that the City is penalizing one property owner and what he can do with his property, because this is the only opportunity he has had to sell his property. Mr. McFarland stated that he recognized that the people in the Mantooth area have a right to object to this request, but they need to consider what is going to happen in the future to this property. Mr. McFarland stated that if the zone were not changed the property would be sitting there like it has been for the last 20 years. Mr. McFarland stated that if the Family Dollar were allowed to purchase the property they would comply with all the City regulations including erecting a fence. Mr. McFarland stated that he would like to request that the City Council consider this request and change this zone. Mr. McFarland stated that he would like to have the opportunity for rebuttal after the opposition has spoken.

John Finney, who resides at 910 West Grove, gave a brief history of the Mantooth Park area. Margie Kirkland and Dr. Peyton Denman added additional historical information about the neighborhood. Mrs. Kirkland passed out pictures of a Family Dollar store showing how refuse and garbage had accumulated in the back of the store.

Dr. Denman stated that some years ago he acquired the Mantooth homestead which is now Mantooth Park. Dr. Denman stated that he held the property for a number of years and then the Parks Department asked him if he would lease it to them. Dr. Denman stated that he agreed to the lease as long as the City paid the taxes. Dr. Denman stated that the Mantooth Park Neighborhood Association was then formed. Dr. Denman stated that the residents took such good care of the property that when the lease came up for renewal; he offered the property to the City for the Parks Department if they would put his grandfather and grandmother's names on the park. Dr. Denman stated that the Association has done a great deal for the Park. Dr. Denman stated that this past year he offered the City the lot across the street, which was his father's homestead. Dr. Denman stated that he knew that it was the Council's responsibility to see to today and to see to tomorrow, but they must remember and look back at yesterday. Dr. Denman stated that he would like to give the other piece of property to the City to extend the Park. Dr. Denman stated that his property would not be sold.

Speaking in opposition of the zone change request were:

Hylie Flournoy – 1011 Persimmon – Vice President of the Mantooth Parks Neighborhood Association
Christine Diamond Owens – 1305 W. Grove
Sumner Osgood – 1004 W. Grove
Liz Robertson – 611 Mantooth
Mary Maroney – 808 W. Grove

Linnette Scagliola – 415 Mantooth – President, Mantooth Neighborhood Assn.

Bruce Love stated that he had mixed feelings about the zone change request since he is a local businessman, and also has restored two houses in the Mantooth Park neighborhood. Mr. Love stated that as a resident he would like to see the integrity of the neighborhood preserved and would prefer a different type business at this location.

Speaking in favor of the request was Angela Quillen, a friend of Suzanne DuPuy, and Linda Huggins Martin, the realtor representing this property.

Mr. McFarland stated that, with all due respect to the property owners in the Mantooth Association, they need to take a good, hard look up and down Frank Avenue and look at the Commercial businesses on Frank Avenue. Mr. McFarland stated that there are less than 25 houses that are occupied as residences from Herndon Street down to the Eckerd's Drug Store. Mr. McFarland stated that the DuPuy's were selling the property for \$165,000. Mr. McFarland stated that the Family Dollar Store would not disturb the history of the neighborhood. Mr. McFarland stated that all they were asking for is to be given a fair chance to come in and purchase this property and develop it in a manner commensurate with all the neighborhood. Mr. McFarland stated that he had listened to the residents make their presentation and had heard what they were against but had not heard one say what they were for. Mr. McFarland stated that this is a large investment just for the land and the Family Dollar Store is willing to comply with all the building restrictions. Mr. McFarland stated that the Family Dollar Store would be an upgrade from over half of the Commercial buildings that are on Frank Avenue. Mr. McFarland stated that he would respectfully ask that the City Council vote to approve this request.

In response to question by Councilmember Bowman, Stephen Abraham stated that when the Comprehensive Plan was revised they broke the neighborhoods into three different categories. Mr. Abraham stated that the Mantooth Park area is in area #2, which is an area that needs a little bit of work. Mr. Abraham stated that they wanted to pick out areas and identify throughout town the target things that the City needs to do in order to stabilize the neighborhood or improve it. Mr. Abraham stated that Mantooth Park has been identified as a very nice area but it has some houses, because of their age, that need special attention by someone willing to put the money into it.

In response to question by Councilmember Bowman if the corner at Frank and Raguet could be classified as being part of the Conservation Area, Mr. Abraham stated that they had not looked at specific lots and the Future Land Use Plan of the Comprehensive Plan shows that the appropriate use for this property is office. Mr. Abraham stated that the existing residential property that will continue to the west from this property all the way to Kelly Street is also being recommended for office. Mr. Abraham stated that the purpose for the office is that it serves as the least obtrusive and thereby the best transitional use from a commercial area to a residential area. Mr. Abraham stated that he wanted to compliment everyone who spoke on both sides of this because they ran the planning gamut.

Councilmember Bowman asked if the requested area adequately protects the neighborhood because of its age and its historic value. Mr. Abraham stated that the requested zoning district would not. Mr. Abraham stated that the Future Land Use Plan is dealing with the Housing Strategy Plan, but in the Plan it does talk about future land use and recommends development of new office land use generally in or near the downtown area.

In response to question by Councilmember Bowman, Mr. Abraham stated that the Family Dollar Store would be a metal building with brick façade on the front. Mr. Abraham stated that there would be a 6' sight-bearing fence required where the property abuts to residential and they would have to meet the City's landscaping requirements.

Councilmember Gorden stated that at one time we had agreed to do something different with the main thoroughfares in Lufkin. Mr. Abraham stated that right now what he is suggesting is the only zoning district we have to accomplish what we will when we finish the contract extension with the consultants. Mr. Abraham stated that if we had an

overlay we could come in around these things and control architectural style through an overlay system. Mr. Abraham stated that we don't have that now except through the RPO where we have site plan approval. Mr. Abraham stated that one of the reasons why, in his opinion, RPO is best is because we can match the scale and the building types and orientation and make it fit into the neighborhood.

Councilmember Gorden stated that in this instance, he could see both sides. Mr. Gorden stated that one of the problems he has is when we say what goes on a piece of property, you are in essence saying what it could sell for. Mr. Abraham stated that planning is an allocation of resources, it is supply and demand and if you over supply too much land then you are going to depress values citywide. Mr. Gorden stated that part of the equation is where the property is located. Mr. Gorden stated that a similar neighborhood would be on Raguet and House Streets. Mr. Gorden stated that if we could work toward designating some areas as being architecturally or significantly worth something more than some other areas. Mr. Abraham stated that this could be done with an overlay and we just don't have an overlay yet. Mr. Abraham stated that this is something that the new Zoning Ordinance would allow. Mr. Abraham stated that the 1987 Comprehensive Plan had Raguet and First Street and House Street zoned as Commercial. Mr. Abraham stated that the consultants, Planning Department and Steering Committee took a look at the area and moved it back to Residential.

Mr. Abraham stated that he comes down hard on protecting established neighborhoods, but that there is certainly room for debate on both sides of this issue.

Councilmember Bowman stated that some communities have historical neighborhood zones. Councilmember Bowman asked that Mr. Abraham look at the qualifications for historical neighborhoods that are worth preserving. Mr. Abraham stated that, in his opinion, the neighbors should be involved in making the decision for the designation of a historical neighborhood.

In response to question by Councilmember Bowman, Mr. Abraham stated that the intersection of Frank and Raguet is an intersection of State highways. Mr. Abraham stated that one corner is zoned Neighborhood Retail and there have been no changes in the 11 years he's been with the City. Mr. Abraham stated that everyone needs to understand that there will not be any residences built on Frank in the future. Mr. Bowman stated that, in his opinion, there is a better way to preserve the neighborhood than trying to keep things out of a vacant lot there, which obviously at some point in time will be exposed to commercialism.

Councilmember Torres asked if this was the only design for a Family Dollar Store and because of where it would be located if they look at different unobtrusive designs. Mr. Abraham stated that the City has no enforcement authority and there is no mechanism other than RPO that deals with building materials. Mr. Abraham stated that if the zoning is changed, this could be something that the Family Dollar Store works out with the neighborhood.

In response to question by Councilmember Gorden, Mr. Abraham stated that the RPO would allow dental and medical offices, financial institutions and restaurants. Mr. Abraham stated that an RPO does require site plan approval and they are required to submit material types and they are judged against the existing uses in the area.

Councilmember Boyd stated that this is very similar to what the Council went through with the Card Street residents when Target was built. Mr. Boyd asked if the request passes could the City get with the Family Dollar Store and tell them what type building we would want. Mr. Abraham stated that, in his opinion, if the zoning is changed the best thing they could do is to meet with the neighborhood association.

Motion was made by Councilmember Don Boyd that the request be approved on First Reading.

Councilmember Gorden stated that he would second the motion if there were a way that this could be negotiated with the neighborhood. City Attorney Flournoy stated that the City has no authority to tell the Family Dollar Store what the building should look like.

Councilmember Bowman asked Mr. Flournoy to clarify what the City could not negotiate. Mr. Flournoy stated that the City has no authority to tell someone what their improvement or construction ought to look like. Mr. Flournoy stated that the construction must meet City codes and regulations but the City has no architectural oversight. Councilmember Gorden asked if the request could be approved contingent on that. Mr. Flournoy stated that the suggestion could be made to the Family Dollar Store that if they wanted a zone change then the building needed to look a certain way. Mr. Flournoy stated that that would be stepping into an area that is "slippery". Councilmember Bowman asked if the Council could request that Mr. Abraham try to bring the two parties together and arrive at some compromise, how the building would look, what kind of fence would be there, etc.

Alf Barnes, the general contractor for the Family Dollar Store, stated that he had a picture of a typical Family Dollar Store that was built in Rusk. Mr. Barnes passed the picture around to Councilmembers. Mr. Barnes stated that they would be pleased to make whatever changes are practical that they can do within certain economic limits. Mr. Barnes stated that generally they do use a metal building with a masonry front with matching colors, which are company colors. Mr. Barnes stated that they would be glad to work with the neighbors as far as fencing or what they can do to make it a more pleasant looking store. Mr. Barnes stated that they would be glad to do anything within practical limits.

Councilmember Bowman stated that he would like to do that and would make a motion if that were in order. Mr. Barnes stated that he had orders to get a store in here pretty quick and they have been in this process for quite some time. Mr. Barnes stated that if this request weren't passed tonight they would consider going some place else and withdraw this request. Mr. Barnes stated that they would be willing to work with the neighbors but obviously they could not make this a historical monument but would try to make it aesthetically pleasing.

Mayor Bronaugh stated that the first motion had died for a lack of a second.

Mrs. Robertson stated that she had lived all over the country and the Mantooth Association is certainly not wealthy. Mrs. Robertson stated that Mr. Flournoy could tell the Council what it might cost the Association to fight this if the Family Dollar Store doesn't do what they say they are going to do. Mrs. Robertson stated that unless the Council makes a law that is set in concrete, nobody is safe in this town from this kind of element. Mrs. Robertson stated that they couldn't afford to go up against this. Mrs. Robertson stated that this neighborhood would lose the battle if Council plans on them negotiating this because they don't have anything legally to stand on if they put signs up in front of their windows or if their dumpsters get stacked like a lot of the dumpsters are around town. Mrs. Robertson stated that there would be 18-wheelers coming in unloading merchandise in her back door. Mrs. Robertson stated that they have a lot of problems now keeping out retail trucks coming in. Mrs. Robertson stated that she felt like she could speak for the neighborhood in saying that they were not going to negotiate this unless they have something in the law. Mrs. Robertson stated that they need something in the laws the City uses to govern all of Lufkin and if they don't get it here tonight or in the future, all the neighborhoods are in jeopardy. Mrs. Robertson stated that the neighborhood is not opposed to development, but are opposed to it not being done right.

Motion was made by Councilmember Don Boyd and seconded by Councilmember Bob Bowman that the request of Family Dollar Stores, on behalf of George K. DuPuy to change the zoning classification on property located at the northwest corner of Frank Avenue and North Raguet and being described as Lot 4, Block 5 of the E. J. Mantooth's Addition and also Lot 1, Block 8 of the Woodland Heights Addition from "Residential Large" and "Residential Medium" zoning districts to a "Local Business" zoning district be approved on First Reading. The following vote was recorded:

Aye: Councilmembers Boyd and Bowman

Nay: Councilmembers Torres, Gorden, Kuykendall and Mayor Bronaugh

Councilmember Robertson recused himself from voting.

Motion failed with a 2 – 4 vote.

Councilmember Bowman stated that he would like for Mr. Abraham to work with the neighborhood and try to have it designated as a historic neighborhood or something that would protect the neighborhood.

Mayor Bronaugh stated that to show the audience that the Council is very much concerned about this, it has been under deliberation for an hour and 40 minutes. Mayor Bronaugh stated that it was very important for the community to hear both sides and make a decision. Mayor Bronaugh stated that he thanked the Council for making the decision.

5. **RESOLUTION – APPROVED – TEMPORARY STREET CLOSURE – 2002 BENEFIT RODEO PARADE – DOWNTOWN HOEDOWN**

Mayor Bronaugh stated that the next item for consideration was a Resolution authorizing temporary closure of a State Highway for the 2002 Benefit Rodeo Parade and the Downtown Hoedown.

City Manager Maclin stated that included in the Council packet is a memorandum of request from Diana Chatman, Main Street Director, requesting Council to waive for the Downtown Hoedown Festival Penal Ordinance No. 110 to allow booths, etc. to be on the public sidewalks. Mr. Maclin stated that also included is a Resolution the City is required to provide to TxDOT in order to close State right-of-way for the event. Mr. Maclin stated that staff is seeking Council's approval of this waiver and the Resolution to close the State Highway in accordance with State regulations.

In response to question by Councilmember Boyd, Mr. Maclin stated that staff had asked TxDOT about passing the Resolution on a permanent basis but they say that State regulations will not allow them to do that.

Motion was made by Councilmember Don Boyd and seconded by Councilmember Bob Bowman that Resolution be approved as presented. A unanimous affirmative vote was recorded.

6. **RESOLUTION – APPROVED – ADOPTION OF AFFIRMATIVE MARKETING POLICY – 2001 HOME PROGRAM**

Mayor Bronaugh stated that the next item for consideration was a Resolution adopting an Affirmative Marketing Policy for the City's 2001 HOME Program.

City Manager Maclin stated that included in the Council packet is a Resolution to approve this Affirmative Marketing Policy and implement procedures. Mr. Maclin stated that this was provided by the City's grant consultant Gary Traylor & Associates. Mr. Maclin stated that this is required as a part of the 2001 Home Program.

Motion was made by Councilmember Bob Bowman and seconded by Councilmember Jack Gorden, Jr. that Resolution adopting an Affirmative Marketing Policy for the City's 2001 HOME Program be approved as presented. A unanimous affirmative vote was recorded.

7. **STREET OVERLAY LIST – APPROVED**

Mayor Bronaugh stated that the next item for consideration was approval of the street overlay list.

City Manager Maclin stated that included in the Council packet is a list of streets proposed by Ward for inclusion in the Street Reconstruction and Overlay Project. Mr. Maclin stated that this has been a very effective program for the City over the last several years to improve the quality of surfaces of our streets. Mr. Maclin stated that Kenneth Williams, Director of Public Works, has prepared this list for Council. Mr. Maclin stated that this was derived from the inventory and evaluation analysis that was performed on all of our City streets each year where a formula is used to determine

strengths and weaknesses and the quality of our streets. Mr. Maclin stated that from the result of that analysis, these are the streets that have come to Council for consideration to be included in the program to begin this spring.

Councilmember Robertson stated that Shadybrook, a small cul-de-sac street south of Copeland, is not on the list and it looks like it needs to be overlaid or reconstructed. Mr. Robertson asked if this small portion of the street could be taken care of while the City crews are in the area working on the rest of Shadybrook. Mr. Williams stated that City crews could take care of this. Mr. Williams stated that he is before Council tonight for suggestions, corrections, and review and approval of this plan.

Councilmember Gorden stated that the intersection of Southwood and Pershing, where the City is doing a waterline replacement, is in an extreme "washboard" condition. Mr. Williams stated that this is State highway but he would see what he could do. Mr. Gorden stated that perhaps this section could be milled.

Councilmember Boyd stated that if there were any money left over he would appreciate Mr. Williams looking at Holland Street. Mr. Williams stated that there are about four streets in LufkinLand left on the engineer's list of three years ago. Mr. Williams stated that there are some drainage considerations on these streets and we might be wasting some asphalt if the repairs are made now. Mr. Williams stated that this includes Robin Street, Holland, Garvan, Linden and Stark. Mr. Boyd stated that Linden is on this year's list.

Councilmember Robertson stated that he had compared the two lists and the construction cost estimates were significantly higher on the first list. Mr. Williams stated that a lot of the estimates included drainage, and putting in curbs and gutters and storm sewers, etc. Mr. Williams stated that the City's cost is basically asphalt with City crews doing the work. Mr. Maclin stated that the first list was contracted prices, which would be turnkey by an outside contractor. Mr. Maclin stated that the contractor prices would be higher than when the City does the work and the hard expense being asphalt. Councilmember Robertson stated that he had noticed that staff had tried to "bunch" some of the streets and he would commend staff on that. Mr. Robertson stated that it would be more efficient to get two streets together in the same area in the same year. Mr. Williams stated that his crews had worked on 13 streets in Mr. Robertson's area and were stretched a little thin on the money. Mr. Williams stated that they could not get all the streets but they did complete a large number. Mr. Williams stated that he tried to evenly spread the streets and the dollars in each Ward.

Councilmember Robertson stated that even though he might now get any streets in his Ward repaired in any given year, he would hope that we could take a look at the whole City and prioritize the streets based on need.

Motion was made by Councilmember Don Boyd and seconded by Councilmember Lynn Torres that the street overlay list be approved as presented. A unanimous affirmative vote was recorded.

8. STEP WAVE GRANT AGREEMENT - APPROVED

Mayor Bronaugh stated that the next item for consideration was approval of a STEP Wave Grant Agreement to conduct additional speed and occupant restraint enforcement, surveys, and education and media activity during selected holiday periods.

City Manager Maclin stated that included in the Council packet is a memorandum of explanation from the Chief of Police as well as a Resolution for approval as a part of the grant process. Mr. Maclin stated that the City has participated in this program now for several years and are receiving a lower amount than we did in the beginning of the program. Mr. Maclin stated that this is by design, but it is still based on traffic statistics, accidents, etc. that help the City get some of these funds. Mr. Maclin stated that this has been a very effective program funded through the Texas Department of Transportation to assist the City particularly in areas of seat belt violations and speed violations during peak use times like Memorial Day, July 4th and Labor Day holidays.

Motion was made by Councilmember Lynn Torres and seconded by Councilmember Jack Gorden, Jr. that STEP Wave Grant Agreement be approved as presented. The following vote was recorded:

Aye: Councilmembers Torres, Gorden, Bowman, Boyd, Kuykendall and Mayor Bronaugh

Nay: Councilmember Robertson

Motion carried with a 6-1 vote.

9. REQUEST – APPROVED – CENTRAL WATER CONTROL AND IMPROVEMENT DISTRICT

Mayor Bronaugh stated that the next item for consideration was a request from the Central Water Control and Improvement District for a waiver and consent to issuance of revenue notes and creation of the District.

City Manager Maclin stated that included in the Council packet is a letter from Tommy Deaton representing the Central Water Control and Improvement District, and a Resolution for inclusion with this idea on the Council table. Mr. Maclin stated that this is coming to the City simply because we could consider annexation of that area. Mr. Maclin stated that the law requires the City to more or less get a review and provide a waiver and consent so they can move forward since some of this work is in the City's ETJ.

Tommy Deaton, Asst. City Manager, representing the Central Water Control and Improvement District, stated that they are corresponding with the Attorney General's office and are in the process of issuing about \$2.1 million in revenue notes. Mr. Deaton stated that the Attorney General has referenced them to Section 42.02 of the Local Government Code, which provides that if they are in the ETJ that they come to the City and basically check in with them. Mr. Deaton stated their CCN does not conflict with the City's CCN, but part of the district is within the City of Lufkin's ETJ. Mr. Deaton stated that they would be digging a well to further their capacity because TNRCC recommends that they have more capacity than they currently have. Mr. Deaton stated that Wayne Stoltz of EGA, and Wayne Rice of the Water District are present if Council has any specific questions.

City Attorney Flournoy stated that the City of Lufkin would have no liability on any of these obligations.

Motion was made by Councilmember Dennis Robertson and seconded by Councilmember Lynn Torres that the request from the Central Water Control and Improvement District for a waiver and consent to issuance of revenue notes and creation of the District be approved as presented. A unanimous affirmative vote was recorded.

Mayor Bronaugh stated that he would like to bring the Council's attention to the bottle of Coca Cola in front of them on the Council table. Mayor Bronaugh stated that this is a collector's item and it is in celebration of the 100-year anniversary of Lufkin Industries. Mayor Bronaugh stated that the CEO of Lufkin Industries had personally delivered the cokes to him in his office.

12. EXECUTIVE SESSION

Mayor Bronaugh recessed Regular Session at 7:00 p.m. Regular Session reconvened at 7:42 p. m. and Mayor Bronaugh stated that real estate matters and legal matters had been discussed and no decisions were made.


13. CALENDAR NOTATIONS FROM MAYOR, COUNCILMEMBERS, AND CITY MANAGER

City Manager Maclin stated that five Councilmembers would be attending the National League of Cities this week in Washington, D. C., and attending the TML reception on Monday night.

City Manager Maclin stated that March 16th is the regularly scheduled meeting of Main Street and the architects and engineers would be in attendance which would be a good time for a Joint Meeting with the Council. It was determined that two Councilmembers would not be available and the meeting date would have to be rescheduled.

○ Mayor Bronaugh stated that staff is looking at May 16th as the Council Retreat at Pine Island.

14. There being no further business for consideration, meeting adjourned at 7:45 p.m.


Louis Bronaugh
Mayor

ATTEST:


Atha Stokes Martin - City Secretary