

City of Mansfield
MINUTES OF REGULAR PUBLIC MEETING
March 11, 2013

The Board of Aldermen met in regular session on **Monday, March 11th**, in Mansfield City Hall, located at 705 Polk Street. Mayor McCoy called the meeting to order at **4:30 p.m.**, after which an **Invocation** was offered by **Alderman Joseph Hall, Jr.** The Pledge of Allegiance was led by **Alderman Mitchell L. Lewis.** The oral roll call was suspended; however, the following officials were recorded as **Present:** Hon. Curtis W. McCoy, Mitchell L. Lewis –District C, Joseph Hall, Jr. –District D, and Cynthia T. Cruse –District E. **Absent:** G. B. Hall III –District A and Troy N. Terrell –District B. **Other City Personnel Present:** James “Jim” Ruffin (Public Works Director), Gwendolyn Jones (Deputy Clerk), and Eboni Parker (Public Relations Officer). **Others Present:** Allen Priest (The Citizenre’ Corp.), Justin Paul (The Citizenre’ Corp.), David Kincaid (The Citizenre’ Corp.), Fred Binning, Vergie Ashton, Dicie M. Gray, and Deborah Simpson. **Press Present:** None.

It was MOTIONED by **JOSEPH HALL, JR.** and SECONDED by **MITCHELL L. LEWIS** to approve the minutes of the **February 25, 2013 regular** City Council meeting and to dispense with the reading. Motion Passed Unanimously.

It was MOTIONED by **MITCHELL L. LEWIS** and SECONDED by **CYNTHIA T. CRUSE** to approve the payment of current outstanding bills for this period.

The City Clerk next opened the floor to hear public comments from those in attendance to any item outlined on the meeting agenda. No comments were offered at this period. The **Public Comments Period** was then closed.

Old Business:

Item A: It was MOTIONED by **JOSEPH HALL, JR.** and SECONDED by **MITCHELL L. LEWIS** to adopt an Ordinance closing and abandoning a proposed street located between Lots 5 and 6 in Willow Glen Subdivision, Unit 6. A petition to request closure of this street was introduced to the Mayor and Board of Aldermen in writing by Mr. E. Greg Binning at their January 28th regular meeting. Present at that meeting to represent Mr. Binning was his father, Mr. Fred Binning and adjoining property owner, Mrs. Joyce Middleton. A Notice of Public Hearing notifying the general public of this proposed closure was published in our local journal for three (3) consecutive weeks (02/14, 02/21 and 02/28). When no objections to the proposed closure were received, an Ordinance formally abandoning this street was drafted and included on the agenda for this meeting for adoption. The Mayor and City Council however, desired to have the Ordinance recite certain reservations in favor of the City. First, the City will reserve the right to maintain and/or improve any water and sewerage lines under the proposed street. Secondly, the City will reserve all oil, gas and other fugacious minerals underlying the property described above and proposed for closure and abandonment. Motion Passed Unanimously. (Full Ordinance recited below):

**CITY of MANSFIELD
ORDINANCE NO. 2 OF 2013**

AN ORDINANCE CLOSING AND ABANDONING A PROPOSED STREET LOCATED BETWEEN LOTS 5 AND 6 IN WILLOW GLEN SUBDIVISION, UNIT NO. 6, LOCATED IN THE CITY OF MANSFIELD, LA

BE IT ORDAINED by the Mayor and Board of Aldermen of the City of Mansfield, Louisiana, in regular session convened:

SECTION 1.

The dedicated but undeveloped street located between Lots 5 and 6 of Willow Glen Subdivision, Unit 6, located in the City of Mansfield has never been used for public purposes and is declared to be no longer needed for public purposes and is hereby closed and abandoned; subject to the rights herein reserved:

SECTION 2.

The City of Mansfield reserves unto itself the right to establish, improve, and maintain water and sewerage lines, and other public utilities on, over, under and across said street, and this abandonment is made subject to the rights and use of streets in the City of Mansfield, Louisiana, under franchise ordinances.

SECTION 3.

The City of Mansfield reserves unto itself, its heirs and assigns, all oil, gas and other fugacious minerals underlying the property herein described above and approved for closure and abandonment by the governing authority.

SECTION 4.

All ordinances in conflict herewith are hereby repealed.

UPON MOTION OF ALDERMAN Joseph Hall, Jr., and SECONDED by Alderman Mitchell L. Lewis, the above and foregoing ordinance was adopted on this the 11th day of March, 2013, with the vote as follows:

Yeas: 3 (Mitchell L. Lewis, Joseph Hall, Jr. and Cynthia T. Cruse)
Nays: 0
Absent: 2 (G. B. Hall III and Troy N. Terrell)
Abstain: 0

 /s/ Curtis W. McCoy, Mayor
 /s/ Marvin R. Jackson, Clerk

Item B: No other old business.

New Business:

Item A: It was MOTIONED by **JOSEPH HALL, JR.** and SECONDED by **MITCHELL L. LEWIS** to approve **Change Order No. 8** as submitted by *David Lawler Construction, Inc.* for the Phase II Water Distribution System Improvements project. This was as reconciliatory Change Order prepared to reconcile all contract quantities to reflect those actually installed. Further, it is a deductive Change Order in the amount of **\$213,557.06**. This sum is hereby deducted from the total contract price as of Change Order No. 7 (\$3,104,145.62), and the adjusted contract to date thereby is changed to \$2,890,588.56. Motion Passed Unanimously.

Item B: It was MOTIONED by **JOSEPH HALL, JR.** and SECONDED by **CYNTHIA T. CRUSE** to approve the recommendation of BALAR Associates, Inc. to accept the proposal of *David Lawler Construction, Inc.* as the lowest responsible bidder for the CWF (Community Water Enrichment Fund) 2011/2012 Water Service Lines Rehabilitation project. Only two (2) sealed bid proposals were received for this project—One from *David Lawler Construction, Inc.* (Shreveport, LA) in the amount of **\$72,465.00** and the other from *Don M. Barron Contractor, Inc.* (Farmerville, LA) in the amount of **\$125,866.00**. The bids submitted represent necessary construction activities to reconnect water services along U.S. Hwy. 84, Johnson Street, Jacobs Street, and LA Hwy. 513. However, since the grant award is in the amount of \$50,000, a deductive Change Order will be immediately issued in an amount not less than \$30,455.00 to bring the Contract amount to within the available funds for construction (\$42,010.00). The balance of the grant award will satisfy all engineering costs. Motion Passed Unanimously.

Item C: It was MOTIONED by **MITCHELL L. LEWIS** and SECONDED by **CYNTHIA T. CRUSE** to approve the recommendation made by management at the Police Department to offer full-time employment to officer, **Nathaniel T. Anderson**, in the Mansfield Police Department.

Officer Anderson has been employed with the City in this position since December 10, 2012 and has proven to be a valuable employee in his capacity as a Patrol Officer. He has also achieved an excellent attendance record, has proven he can follow the instructions given to him by his supervisors, and has also demonstrated his ability to interact with the public and conduct himself in a professional manner. Motion Passed Unanimously.

Item D: At this time, a brief discussion ensued regarding continued improvements at the City Park located behind the Wal Mart SuperCenter Store here in Mansfield. The Mayor sought approval from the City Council to expend approximately \$14,000 for the installation of a hurricane (chain link) fence around the five (5) acres owned by the City at this location. This installation is part of Phase I improvements to this parcel. Future plans are to situate other recreational equipment at this park and ‘*carve out*’ other areas designed for recreation and entertainment targeted at older youth and adults. It was MOTIONED by **JOSEPH HALL, JR.** and SECONDED by **MITCHELL L. LEWIS** to approve an expenditure of roughly \$14,000 for installation of a chain link fence around this City-owned property. Motion Passed Unanimously.

Item E: At this time, a presentation was offered by Mr. **Allen Priest**, Territory Sales Director for The Citizenre’ Corporation (TCC) regarding a consideration by the City to install solar arrays (panels) sized to generate clean electricity to meet the energy needs beginning with the City Hall Complex, followed by the Police and Fire Department Complex and eventually the City’s Toledo Bend Water Treatment Facility. Mr. Priest was accompanied by two other representatives of this company, namely Mr. Justin Paul and Mr. David Kincaid. From data provided to Mr. Priest by the City, by his calculations, these departments currently utilize about 774,000 kWh per year, for which the City pays an estimated \$5,900 per month. Use of Citizenre’s solar systems could save the City of Mansfield over \$1.3 million dollars over the next 20 years. Mr. Priest further stated that this project carries no cost or risk for the City. The Citizenre’ Corporation will carry responsibility for any required permit applications, equipment installations, insurance and long-term system maintenance. Once the solar systems are fully installed, Mansfield’s only obligation is a fixed monthly lease payment. “Even with that payment,” Mr. Priest stated, “the City will save roughly 45% in the first and every month of project operation.” Further, TCC fully guarantees the installation quality, component function and total annual performance, for the life of the lease (20 years). A copy of the entire proposal was provided to the Mayor, Aldermen and City Clerk for inspection that entails the Project Scope, an Overview, Estimated Financial Projections and other pertinent data relative to this project. To proceed with this endeavor, Citizenre’ requests from the City some type of formal, written permission, specifically granting permission to install the solar systems on City-owned property. After additional brief discussion, it was MOTIONED by **JOSEPH HALL, JR.** and SECONDED by **MITCHELL L. LEWIS** to approve use of The Citizenre’ Corporation for the installation of solar systems at the

aforementioned City-owned properties, contingent upon approval of the final project design.
Motion Passed Unanimously.

Item F: No other new business discussed.

During the **Comments Period** for the Mayor and Council Members, Alderman Cruse expressed appreciation to Public Works Director, Jim Ruffin, for cleaning out the drainage ditches and canals on Willard Street.

With no further business to discuss, the meeting adjourned at **4:56 p.m.**, by MOTION from **JOSEPH HALL, JR.** and was SECONDED by **MITCHELL L. LEWIS.** Motion Passed Unanimously.

Curtis W. McCoy, *Mayor*
Marvin R. Jackson, *Clerk*