



The City of Liberty
Liberty Community Development Corporation

1829 Sam Houston Street
Liberty, TX 77575
www.cityofliberty.org

Meeting
~ Agenda ~

Dianne Tidwell
City Secretary
(936) 336-3684

Monday, July 10, 2017

6:00 PM

City Council Chambers

The Liberty Community Development Corporation of Liberty, Texas reserves the right to meet in closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551 of the Texas Government Code.

I. CALL TO ORDER

Attendee Name	Present	Absent	Late	Arrived
President Dennis Beasley	☐	☐	☐	
Vice-President Mike McCarty	☐	☐	☐	
Board Member Louie Potetz	☐	☐	☐	
Board Member Barbara Norwood	☐	☐	☐	
Board Member Leslie Herndon	☐	☐	☐	
Board Member Mark Campbell	☐	☐	☐	
Board Member Walden David	☐	☐	☐	
General Manager Gary Broz	☐	☐	☐	

II. ACKNOWLEDGEMENT OF GUESTS AND VISITORS / CITIZENS FORUM

III. CONSENT AGENDA

All consent items listed are considered to be routine by the LCDC and will be enacted by one motion. There will be no separate discussion of these items unless a Board Member so requests, and if such a request is made, the item will be removed from the Consent Agenda and considered in a normal sequence on the agenda.

A. Minutes Approval

1. Tuesday, June 06, 2017

IV. REGULAR AGENDA

A. Regular Session

1. LCDC Corporation Action (ID # 3838)

Discuss possible funding of a joint levee project between the City of Liberty, Water Control Improvement District #5, Natural Resources Conservation Service, and take any action deemed necessary.

2. LCDC Corporation Action (ID # 3839)

Discuss and award bid for the Liberty Municipal Park Trail Project, and take any action deemed necessary.

- Park Trail Bids July 2017 (PDF)

3. LCDC Corporation Action (ID # 3840)

Discuss proposed purchase of five (5) steel light poles for the baseball fields at the Liberty Municipal Park, and take any action deemed necessary.

4. LCDC Corporation Action (ID # 3841)

Discuss proposed hiring of E.P. Breaux for installation of steel poles and lights at the Liberty Municipal Park, and take any action deemed necessary.

V. ADJOURNMENT

A. Motion To: Adjourn

CERTIFICATION

I certify that the attached Notice of Meeting was posted on the bulletin board and in the Message Centers located on the east and west sides of the City Hall Administration Building, located at 1829 Sam Houston on the 7th day of July, 2017 at 11:00 a.m. This notice will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

Dianne Tidwell, Corp. Secretary

NOTICE

In compliance with the Americans with Disabilities Act, the City of Liberty will provide reasonable accommodation for persons attending and/or participating in this Council Meeting. To better serve you, requests must be made at least 24 hours prior to the meeting. Contact the City at (936) 336-3684 or by Fax at (936) 336-9846. The building is wheelchair accessible, with parking available, on the west side of the building.

I certify that the attached Notice and Agenda of items to be considered by the City Council was removed by me from the bulletin board at the City Hall on the _____ day of _____, 2017.



The City of Liberty

Liberty Community Development Corporation

Annual Meeting

~ Minutes ~

1829 Sam Houston Street
Liberty, TX 77575
www.cityofliberty.org

Dianne Tidwell
City Secretary
(936) 336-3684

Tuesday, June 6, 2017

6:00 PM

City Council Chambers

The Liberty Community Development Corporation of Liberty, Texas reserves the right to meet in closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551 of the Texas Government Code.

I. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Dennis Beasley	President	Present	
Mike McCarty	Vice-President	Present	
Louie Potetz	Board Member	Present	6:01 PM
Barbara Norwood	Board Member	Present	6:01 PM
Leslie Herndon	Board Member	Present	
Mark Campbell	Board Member	Present	
Walden David	Board Member	Present	
Gary Broz	General Manager	Present	
Dianne Tidwell	City Secretary	Present	

II. ACKNOWLEDGEMENT OF GUESTS AND VISITORS / CITIZENS FORUM

President Beasley welcomed guests and visitors, opening the floor for public comment to those individuals wishing to address the Board. There were no comments from the audience.

III. PRESENTATIONS / REPORTS

A. LCDC Information Item (ID # 3799)

Project Updates - Gen. Mgr. G. Broz

COMMENTS - Current Meeting:

General Manager Gary Broz reported on the following:

- O'Reilly and AT&T - both new buildings in plan review, to be located at the Bypass and Hwy. 146
- RECON - recently attended conference, successful in making numerous contacts
- 2 new homes being constructed
- Continue work with nursing home to be located on Hwy. 146N and possible new medical facility
- Continuing work on annexation, currently on mile number 4 of 7

- Trail Project - should be let for bid soon.

B. LCDC Information Item (ID # 3800)

Financial Report - Gen. Mgr. G. Broz

COMMENTS - Current Meeting:

General Manager Gary Broz reported that the Corporation's current fund balance is \$2.9 million, sales tax revenues are down 4% from the budgeted amount, and expenditures continue to be made on bond payments and the Fire Department tanker truck. Mr. Broz continued by stating that efforts continue to be made, and opportunities taken, to market the City.

IV. CONSENT AGENDA

All consent items listed are considered to be routine by the LCDC and will be enacted by one motion. There will be no separate discussion of these items unless a Board Member so requests, and if such a request is made, the item will be removed from the Consent Agenda and considered in a normal sequence on the agenda.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Leslie Herndon, Board Member
SECONDER:	Barbara Norwood, Board Member
AYES:	Beasley, McCarty, Potetz, Norwood, Herndon, Campbell, David

A. Minutes Approval

1. Tuesday, April 18, 2017

V. REGULAR AGENDA

A. Regular Session

1. LCDC Information Item (ID # 3801)

Oath of Office to be administered to newly appointed Board Members - Judge M. Little

COMMENTS - Current Meeting:

Municipal Court Judge Mike Little administered the Oath of Office to newly appointed Board Members, Leslie Herndon, Mark Campbell and Walden David.

2. LCDC Corporation Action 2017-4

Board of Directors to elect a President of the Liberty Community Development Corporation.

COMMENTS - Current Meeting:

A motion was made and seconded to reappoint Dennis Beasley as President of the Liberty Community Development Corporation.

Minutes Acceptance: Minutes of Jun 6, 2017 6:00 PM (Minutes Approval)

RESULT:	APPROVED [6 TO 0]
MOVER:	Mike McCarty, Vice-President
SECONDER:	Barbara Norwood, Board Member
AYES:	McCarty, Potetz, Norwood, Herndon, Campbell, David
ABSTAIN:	Dennis Beasley

3. LCDC Corporation Action 2017-5

Board of Directors to elect a Vice-President of the Liberty Community Development Corporation.

COMMENTS - Current Meeting:

A motion was made and seconded to reappoint Mike McCarty as Vice-President of the Liberty Community Development Corporation.

RESULT:	APPROVED [6 TO 0]
MOVER:	Dennis Beasley, President
SECONDER:	Barbara Norwood, Board Member
AYES:	Beasley, Potetz, Norwood, Herndon, Campbell, David
ABSTAIN:	Mike McCarty

4. LCDC Resolution 2017-2

Consider a Resolution in support of proposed TxDOT improvements to Hwy. 146N, north of the Bypass.

COMMENTS - Current Meeting:

President Beasley read the caption of the Resolution into the record as follows:

"A RESOLUTION BY THE BOARD OF DIRECTORS OF THE LIBERTY COMMUNITY DEVELOPMENT CORPORATION REQUESTING ACTION BY THE TEXAS DEPARTMENT OF TRANSPORTATION REGARDING SAFETY AND SPEED ISSUES ON STATE HIGHWAY 146 NORTH OF THE HIGHWAY 146 BYPASS IN LIBERTY, TEXAS."

General Manager Gary Broz reported that there are major concerns regarding hazards of the roadway, and citizen's safety, on Hwy. 146 north of the Bypass. Mr. Broz reported that numerous vehicle accidents have occurred, visibility is limited in certain situations and the speed limit seems to be excessive in that vicinity. Discussed was the area from the North Main Baptist Church to the Stripes business located at Hwy. 146N and the Bypass. Mr. Broz reported on a proposed turn lane from the church to Stripes and that the Liberty City Council had also previously approved a similar Resolution regarding this particular portion of State Highway 146 North.

A motion was made to approve the Resolution.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Mark Campbell, Board Member
SECONDER:	Mike McCarty, Vice-President
AYES:	Beasley, McCarty, Potetz, Norwood, Herndon, Campbell, David

5. LCDC Corporation Action 2017-6

Consider funding improvements to the parking lots at the Liberty-Dayton Regional Medical Center, and take any action deemed necessary.

COMMENTS - Current Meeting:

City of Liberty Mayor Carl Pickett addressed the Board reporting the parking lots at the Liberty-Dayton Regional Medical Center have been resurfaced. Mayor Pickett stated that this \$45,000 project was completed due to the generosity of two donors, Mr. Bill Sjolander, River Ranch and Angel Brothers Construction. There is however, a \$14,000 bill for placement of the asphalt on the parking lots, \$11,000 of which has been paid by the hospital. Mayor Pickett requested that the LCDC fund the final \$3000 of this project, as the hospital provides many services to the citizens of the community.

A motion was made to approve funding the requested \$3000 for resurfacing of the parking lots at the Liberty-Dayton Regional Medical Center.

RESULT:	APPROVED [6 TO 1]
MOVER:	Louie Potetz, Board Member
SECONDER:	Barbara Norwood, Board Member
AYES:	McCarty, Potetz, Norwood, Herndon, Campbell, David
NAYS:	Dennis Beasley

6. LCDC Corporation Action (ID # 3806)

Discussion of the sale, or options for use, of the old Mercy Hospital property, and take any action deemed necessary.

COMMENTS - Current Meeting:

General Manager Gary Broz led discussion regarding the status of the old Mercy Hospital property on Travis Street, requesting guidance on placing the property for sale or other options for its use. Consensus of the Board was to, once again, place the property for sale.

RESULT:	NO ACTION TAKEN
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7. LCDC Corporation Action (ID # 3807)

Discussion of possible replacement of the light poles at the Liberty Municipal Park, and take any action deemed necessary.

COMMENTS - Current Meeting:

General Manager Gary Broz reported on the possible replacement of light poles at the baseball field, at the Liberty Municipal Park. Mr. Broz stated that contractor E.P. Breau will

be working on the express feeder for the Sam Rayburn Municipal Power Agency and could possibly provide a cost savings for installing the poles, while in town. The project would consist of replacing five wooden poles at the baseball field at the Liberty Municipal Park with five steel poles. Approximate cost per pole is \$35,000. After brief discussion, consensus of the Board is for management to further research the costs for the poles and placement of same.

RESULT: NO ACTION TAKEN

VI. ADJOURNMENT

A. Motion To: Adjourn

COMMENTS - Current Meeting:

There being no further business before the Board, President Beasley adjourned the meeting at 6:31 p.m.

Dennis Beasley, President

ATTEST:

Dianne Tidwell, City Secretary

Minutes Acceptance: Minutes of Jun 6, 2017 6:00 PM (Minutes Approval)



The City of Liberty
Liberty Community Development Corporation
1829 Sam Houston Street
Liberty, TX 77575

4.A.1

Meeting: 07/10/17 06:00 PM

Department: Administration
Category: LCDC Projects

LCDC CORPORATION ACTION (ID # 3838)

DOC ID: 3838



The City of Liberty
Liberty Community Development Corporation
1829 Sam Houston Street
Liberty, TX 77575

4.A.2

Meeting: 07/10/17 06:00 PM

Department: Administration
Category: LCDC Projects

LCDC CORPORATION ACTION (ID # 3839)

DOC ID: 3839



July 7, 2017

Mr. Gary Broz
City Manager
City of Liberty
1829 Sam Houston
Liberty, Texas 77575

Attn: Mr. Gary Broz
City Manager

Re: City of Liberty
Trail Repaving – Municipal Park
Recommendation of Award

Gentlemen,

Three bids were received on the above project on July 6, 2017, and are summarized on the enclosed Bid Tabulation. Schaumburg & Polk, Inc. has reviewed the submitted bids and recommends the project be awarded for the Base Bid and Alternate Bid A to Hayden Paving, Inc., Houston, Texas for a total contract amount of \$305,335.88.

If you have any questions or require any additional information please contact me.

Sincerely,
Schaumburg & Polk, Inc.


Ricky J. Bourque, P.E.
Vice President

Cc: File 19015-Bid

R:\2_Projects\19015 City of Liberty Park Trail Overlay\Bid\ROA.docx

8865 College Street, Suite 100 | Beaumont, TX 77707
P: 409.866.0341 | F: 409.866.0387

www.SPI-ENG.com

Attachment: Park Trail Bids July 2017 (3839 : Park Trail Project)

**BID TABULATION
CITY OF LIBERTY
LIBERTY COUNTY, TEXAS
TRAIL REPAVING - MUNICIPAL PARK**

BID OPENING DATE: THURSDAY, 7/6/2017, 2:00PM

Item	Qty	Unit	Description	HAYDEN PAVING 4710 Windsong Trail Houston, TX 77084		CFG INDUSTRIES, LLC 22535 Magnolia Hills Dr. Magnolia, TX 77354		OLD CASTLE 12907 US Highway 90 Beaumont, TX 77713	
				Unit Price	Item Total	Unit Price	Item Total	Unit Price	Item Total
1.	1	LS	MOBILIZATION COSTS, INCLUDING PAYMENT BOND, PERFORMANCE BOND, INSURANCE, JOB TRAILER, & MOVING EQUIPMENT TO PROJECT, ALL IN STRICT ACCORDANCE WITH PLANS & SPECIFICATIONS; DO NOT EXCEED 3% OF BASE PROJECT BID, FOR	\$7,956.51	\$7,956.51	\$15,000.00	\$15,000.00	\$6,300.00	\$6,300.00
2.	105	STA	ROW PREP (CLEARING AND GRUBBING FOR TRAIL OVERLAY), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$75.00	\$7,875.00	\$5.43	\$570.15	\$162.00	\$17,010.00
3.	1	LS	SWP3 AND EROSION CONTROL, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$1,000.00	\$1,000.00	\$2,025.00	\$2,025.00	\$5,800.00	\$5,800.00
4.	1,010	SY	PREPARATION FOR BASE (INCLUDING EXCAVATION, SCARIFYING, SHAPING, AND COMPACTION), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$4.07	\$4,110.70	\$10.80	\$10,908.00	\$13.00	\$13,130.00
5.	448	TN	FL BS (TY A GR 1-2), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$70.21	\$31,454.08	\$60.00	\$26,880.00	\$64.00	\$28,672.00
6.	1,152	TN	TY-D HMAC PAVING (INCLUDING TRAIL OVERLAY, PARKING LOT, ROAD, AND BENCHES), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$125.45	\$144,518.40	\$75.00	\$86,400.00	\$102.50	\$118,080.00
7.	209	LF	REF PAV MKK (W) (4") (SLD), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$11.07	\$2,313.63	\$5.00	\$1,045.00	\$2.90	\$606.10
8.	118	LF	REF PAV MKK (W) (12") (SLD), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$17.73	\$2,092.14	\$5.00	\$390.00	\$9.00	\$1,062.00
9.	153	LF	REF PAV MKK (W) (24") (SLD), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$24.84	\$3,775.68	\$13.00	\$1,976.00	\$18.00	\$2,736.00
10.	1	EA	REF PAV MARK (W) (SYMBOL), COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$863.50	\$863.50	\$250.00	\$250.00	\$310.00	\$310.00
11.	14	EA	SIGN, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$883.14	\$12,363.96	\$500.00	\$7,000.00	\$230.00	\$3,220.00
12.	7	EA	CONCRETE WHEEL STOP, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$75.00	\$525.00	\$125.00	\$875.00	\$103.00	\$721.00
13.	8	EA	TRASH RECEPTACLES, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$1,181.66	\$9,453.28	\$2,400.00	\$19,200.00	\$1,400.00	\$11,200.00
14.	5	EA	PICNIC TABLES, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$2,194.90	\$10,974.50	\$4,700.00	\$23,500.00	\$2,350.00	\$11,750.00
15.	5	EA	BENCHES, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$2,047.50	\$10,237.50	\$4,500.00	\$22,500.00	\$1,550.00	\$7,750.00
16.	60	TN	BOULDERS MATERIAL, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$160.00	\$9,600.00	\$400.00	\$24,000.00	\$79.00	\$4,740.00
17.	100	EA	BOULDERS, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$25.00	\$2,500.00	\$400.00	\$40,000.00	\$105.00	\$10,500.00
18.	50	LF	PEDESTRIAN HANDRAIL, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$70.40	\$3,520.00	\$150.00	\$7,500.00	\$128.00	\$6,400.00
19.	1	EA	GATE, FURNISHED AND INSTALLED, COMPLETE IN PLACE AS PER THE PLANS AND SPECIFICATIONS, FOR	\$360.00	\$360.00	\$2,025.00	\$2,025.00	\$5,600.00	\$5,600.00
20.	1	LS	MODIFICATION OF CULVERT 4, FURNISHED AND INSTALLED, COMPLETE IN PLACE AS PER THE PLANS AND SPECIFICATIONS, FOR	\$2,964.00	\$2,964.00	\$10,000.00	\$10,000.00	\$13,000.00	\$13,900.00
21.	1	LS	MODIFICATION OF CULVERT 5, FURNISHED AND INSTALLED, COMPLETE IN PLACE AS PER THE PLANS AND SPECIFICATIONS, FOR	\$1,790.00	\$1,790.00	\$5,000.00	\$5,000.00	\$9,600.00	\$9,600.00
22.	1	LS	MODIFICATION OF CULVERT 15, FURNISHED AND INSTALLED, COMPLETE IN PLACE AS PER THE PLANS AND SPECIFICATIONS, FOR	\$4,838.00	\$4,838.00	\$3,000.00	\$3,000.00	\$5,200.00	\$5,200.00
ALTERNATE BID A: BOULDERS									
A1.	150	TN	BOULDERS MATERIAL, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$160.00	\$24,000.00	\$360.00	\$45,000.00	\$79.00	\$11,850.00
A2.	250	EA	BOULDER PLACEMENT, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$25.00	\$6,250.00	\$300.00	\$75,000.00	\$105.00	\$26,250.00
ALTERNATE BID B: POST/CABLE SYSTEM									
B1.	1,800	LF	PROVIDE WOOD 6"x8" CRT POSTS AT 6'-3" INTERVAL AND 1/4" 304 STAINLESS STEEL CABLE WITH TURNBUCKLES AND TERMINALS, COMPLETE IN PLACE AS PER PLANS AND SPECIFICATIONS, FOR	\$35.00	\$63,000.00	\$25.00	\$45,000.00	\$24.50	\$44,100.00
TOTAL BASE BID:					\$275,085.88		\$310,244.15		\$284,287.10
TOTAL ALTERNATE BID A:					\$30,250.00		\$120,000.00		\$38,100.00
TOTAL ALTERNATE BID B:					\$63,000.00		\$45,000.00		\$44,100.00
Bonding Company Information					X		X		X
Bid Bond					X		X		X
Bid Schedule					X		X		X
Non-Collusion Affidavit of Prime Contractor					X		X		X
Vendor Compliance Statement					X		X		X
Qualification Statement/Financial Statement					X		X		X

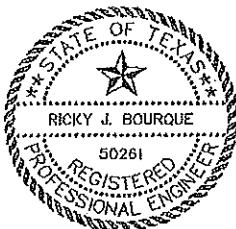
The Bid Proposals submitted have been reviewed, and to the best of my knowledge this is an accurate tabulation of the Bids received.

Signature

Ricky J. Bourque

7-7-2017

Date





The City of Liberty
Liberty Community Development Corporation
1829 Sam Houston Street
Liberty, TX 77575

4.A.3

Meeting: 07/10/17 06:00 PM

Department: Administration
Category: LCDC Projects

LCDC CORPORATION ACTION (ID # 3840)

DOC ID: 3840



The City of Liberty
Liberty Community Development Corporation
1829 Sam Houston Street
Liberty, TX 77575

4.A.4

Meeting: 07/10/17 06:00 PM

Department: Administration
Category: LCDC Projects

LCDC CORPORATION ACTION (ID # 3841)

DOC ID: 3841