

Tuesday, September 23, 1997  
Special Session/Commissioners' Court  
Public Hearing

Members of the Court present:

Jack Leath	County Judge
Keith Clark	Commissioner Pct. #1
Lynn Smith	Commissioner Pct. #2
Doyle Dickerson	Commissioner Pct. #3
Will Smith, Sr.	Commissioner Pct. #4
Janice McDaniel	County Clerk

Judge Leath called the meeting to order at 7:00 a.m. and Bro. Clarence Howell led the Court in prayer.

Agenda item #1-TYC Proposal -- To Be Held in District Courtroom.

The Court thanked the people present for being here tonight and said how much they appreciate them.

Judge Leath told the people present that this is a public hearing and that no decisions have been made regarding this proposal. No money has been spent, County or private, at this point in doing what investigation has been done.

Judge Leath turned the chair of the meeting over to Gary Ulman, chairperson of the Economic Renewal Committee, to give a brief explanation of how this all began.

Mr. Ulman told the people that he is a new resident of Sabine County and the City of Hemphill. The Economic Renewal Committee was formed about nine months ago. We are looking at ways to stabilize our economy, improve the future of our County and ways to keep our children local after they graduate. To give our children options after they graduate.

About August 8, the Committee received a fax from the State of Texas stating that the State is looking for a location for a Texas Youth Correction facility. Any agency, County and governmental agencies, are welcome to apply for information. The Committee made a request for the request for proposal packet. The deadline to have this proposal submitted is October 3, 1997.

Mr. Ulman gave a brief description of what the proposal is. One requirement is to hold a public hearing and that is why we are requesting everyone to register tonight. Also, we are requesting your comments tonight. If you want to speak, please state your name first for the record. This facility is to be constructed

completely self contained. They will not be placed in our school system. They will not be out in our community. There is a great deal of requirements. Not only is the land required and must be donated, but it has to be cleared and leveled to a degree. We believe we have located the property. It is between Pineland and Yellowpine. It is on a Temple-Inland 360 acre tract and off US Forest Service road #152. Another requirement is sewage, water, power and gas. These all seem to be doable issues to be put together. Mr. Ulman told the people present that this all depends on the input from them. He said that he thinks this is a great opportunity and favors this. But, if the people do not want to go on with this, we are still ahead. We will be more prepared for opportunity when it comes our way again.

Mr. Ulman said that Gene Koci, a new resident to Sabine County, has been our resident expert because Gene was involved in successful acquisition of a project like this in Woodville, Tyler County. Some others involved are Judge Leath, who has been in touch with Temple-Inland about the land and Lynn Smith, encouraging and supporting.

Judge Leath said that he did not really have anything to add but wanted to reiterate what Gary has said. We are way ahead with the information we have gathered about utilities, land and all the things that are required to attract new industry here. He told the people present to make their feelings known. It depends on their response whether we wake up in the morning without worrying about this or we wake up in the morning and really go to work on it.

Lynn Smith said that he has been working with the Economic Development Committee within the County and with the 12 County DETCOG area ever since he has been on the Court. He said that he thinks this is a good opportunity for us, but we want to hear negative responses as well as positive. Commissioner Smith said that he has visited with residents that will be located closest to the facility. He has received an overwhelming support in favor of this facility. There were a few reservations, but he wants to let those people know that we have been able to move the location a mile and a half further West. This will put it about two and a half miles from the closest residents. If it is determined tonight that we are going forward with this project, we will start at 8:00 in the morning on the environmental study. There will be five test holes bored to test the soil and make recommendations for the foundation. This will cost \$5,000.00.

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Mr. O. E. McCluskey, Brookeland, asked about what effect this will have on retired people wanting to move into this area.

Gene Koci said that in Woodville where he lived before moving to Sabine County, they were a retirement community. We did not have any industry or any jobs for our youth. When they graduated, they left Woodville. After they retired, they would return to Woodville. We felt by that they did not want to really leave Woodville, but there were no jobs. There was a public meeting just like this. We got the green light to build a prison. We were just as unprepared as we are now. The proposal was gotten together and presented. Woodville made the short list. Some more information and work had to be done then. Woodville got the bid and construction started in 1989 and was completed in 1990. He gave information about tax revenue and sales. See attached copies. He said that the retired population is still there. They have not had one incidence in that prison. It is about in the same type of location we have here. You really don't realize it is there except the lights at night.

Mrs. Edna Earl McCluskey said that Newton does not agree with this. Their population has decreased since the prison has been there. They were not asked to vote on the prison. If they had been asked, they would not have voted for it.

Judge Leath said that the prison in Newton is a private owned prison and the one in Woodville is a State built and run prison. The prison in Newton was built with money guaranteed by the County. This facility would be built by State funds only, no County money would be used to build it. They have had some problems in Newton. If you checked it out, he feels that the problems would be because it is a private run prison.

Mr. McCluskey asked about the \$5,000.00 cost for the holes for the perk test. Is the County going to have to pay for this?

Judge Leath said that we are not going to pay for this.

Commissioner Lynn Smith said that this will be paid through the Chamber of Commerce.

I. W. Ferguson, pastor of Antioch Missionary Baptist Church, said that anybody knows that it is going to cost something if you have anything. He said that opportunity is knocking and that he feels that all the people at his Church will vote 100 percent for it. He wants to be on record that he is 100 percent for it.

Bob Neal, president of Pineland State Bank, said that this is a really important issue that we are looking at. Opportunity does knock and we need to take advantage of it. He is for this project.

Edna Earl McCluskey said that she is against this facility for

said that he has a step son that is living in his house right now that has been in prison. He is going to Church now and is and brings power to God and is a credit to this community. Mr. Seger is 100 percent for this facility in Sabine County.

Roger McBride, chief of police for the City of Hemphill, said that the security on these facilities is fantastic. He said it is kind of irritating to them when they go to one of these facilities. They are required to remove their firearms and put them in the trunk of their vehicles. The ammunition has to be placed in one spot and the weapons in another. At some facilities, we have to leave our weapons in the guard tower. They go one step beyond with security. Recently there were two men escaped from the private prison in Newton. We were flooded with man power from this private facility. In a couple of hours we had the TDC dogs from Woodville. All the surrounding counties called and offered help. The local citizens helped. By 9:30 a.m. the next morning, we had them back in custody. Roger said that we had an individual that passed away in our County. One of her grandchildren is in TYC. He was transported to Sabine County for the funeral. It was very professional. The person was never out of the TYC guards sight. This child has changed and ones that know him might not recognize him. Roger said that he believes the facility has helped him. He said that he thinks it will be a benefit to Sabine County and he is for it.

Robert Haywood said that he lives close to the area where the facility will be located if we get the bid. He said that he has seen people leave the County because they cannot find jobs here. There will be families coming into the County to visit with their sons or brothers. This will put more money into the County. We will probably have more law enforcement in the County with the facility here because there will be more money available than we have now. Everyone is fighting for these units. He said that he feels that we can cut down on crime if we can put people to work. He is a firm believer in work. He is for the facility.

Thomas Hamilton, Justice of the Peace precinct I, said that he is one of the closest residents to the proposed location. He is not afraid of it. In the County where he used to live had 7 TDC units there. He welcomes the facility to his neighborhood.

Leon Adicks told the Court and people present that he has been elected 21 times to serve on nonpaying positions. He said that he is what is known as a freebie politician. Mr. Adicks said that he

has never voted against Hemphill or Sabine County. Anything for the County, he is for it.

Doug Hamilton said that he is a native of Sabine County and when Toledo Bend Lake was built, he thought that was the worst thing in the world. His home where he grew up was covered with water. As it turned out, it was one of the best things to happen to Sabine County. We don't need to hold this County down for personal reasons. He said that his son is a prison guard and when he called him and told him about the chance Sabine County has for this facility, his son said "Daddy, I'm coming home." Everyone he has talked to favors the facility. We need to try to help push this through.

Tom Philips, Sabine County Sheriff, said that he just wants to reiterate what Police Chief, Roger McBride said. These facilities are secure and he is for the facility.

Tony Greer said that Sabine County would not be what it is today if not for Toledo Bend Lake. This is an opportunity that we have to look at. You can't turn away for industry, from growth.

Jana Lehman asked if the County will be responsible for paying the utilities? Will it raise the tax base?

Judge Leath said that the State will pay the cost of running the facility. We look for growth in people moving into the County and building homes. This would increase the tax base. Information that we have says that business thrives and new businesses are built. The facility itself will not pay taxes to the County.

Steve Miller, Chief of Police for the City of Pineland, said that he will be the closest law enforcement to the prison. He lives about 2 or 3 miles from the location. Chief Miller said that we will support it all they can.

John Dowden, Methodist Minister in Hemphill, said that there is no such thing as life without risk. He said that he will support the facility through the ministries of the Church. He has counseled youths in trouble and with problems. We have each other and human dignity that we can give to these youth. He said that anything we can do to bring this about will not only give these people hope, but can bring opportunity here for maybe more industry. See attached copy of letter in support of facility.

Tommy Whittington asked the Court why this site was chosen and what effect will this have on the property value next to the prison? He said that he is not against or for this facility at this time, but he is not against more jobs for Sabine County.

Judge Leath said that the reason this location was chosen is because layout of the land. In Sabine County, there are very few

if he did not straighten up, he would end up in prison. Mr. Small brought his kids back to Sabine County, a small town, to raise them. He said that maybe if our kids see this facility, they will be encouraged not to get into trouble.

Ray Meleton said that he has 8 children. One is still in school. All the others have had to move away for jobs. He would like for his children to live closer to home. He is glad to see a non smoke stack facility and wishes it were already here.

Dan Reeves, Junior Probation Officer for Sabine County, said that he called Austin for statistics about the Youth Correctional Facilities in Texas. There were 14 escapes last year and all were apprehended. This is a safe industry. He said that they have good security.

Richard Tillery said that he lives down on the far end of the lake. He believes that this will be good for us and we need to get behind our Commissioners and the others.

Edith McCauley, Sabine County Hospital Administrator, ask if the State is asking for discounts for health care to be offered? When do you need to know what can be offered?

Judge Leath said that we do not know exactly what they are asking for. We are getting incentives now to offer. The electric co-op is going to give them a lower rate than what you or I can get at our homes.

Daniel Featherston, Justice of the Peace, precinct 2, said that he works with the youth in the County. He thinks this will help the economy of the County and his office does support it.

Joey Romero, owner of a local feed store, said that he recently had a job opening. He received 23 applications. He is all for this and wants to know if they can give him something to do to help.

Judge Leath told all present that everyone can help by contacting your legislator. Let them know that you are in support of Sabine County receiving this prison.

Wayne Mitchell, Hemphill ISD Administrator, said that their only concern is an increase in additional school children.

No one else present wished to speak.

Judge Leath told the people present that from the response given by them things will really get busy in the morning. He said that the Court appreciates them coming to the meeting and letting us know your feelings on this.

Commissioner Lynn Smith said that he is proud of the County

coming together in unity. He said that we will be taking donations after the meeting for anyone that wants to make a donation for the drilling of the holes. Commissioner Lynn Smith recognized Glenda Burwood for her efforts in working on this project and said that she would be the person taking up the donations. He thanked everyone again for coming.

See attached copies of exhibits.

Judge Leath adjourned the meeting.

<u>Jack Leath</u>	COUNTY JUDGE
<u>Beide C. Clark</u>	COMMISSIONER PCT. #1
<u>Lynn Smith</u>	COMMISSIONER PCT. #2
<u>Doyle Dickerson</u>	COMMISSIONER PCT. #3
<u>W.D.</u>	COMMISSIONER PCT. #4

ATTEST:

Janice McDaniel COUNTY CLERK





# First United Methodist Church

Milam at Homet Drive-P.O. Box 287  
Hemphill, Texas 75948  
(409) 787-2183

September 25, 1997

Ron Arnett  
Texas Youth Commission  
P. O. Box 4260  
Austin, TX 78765

RE: Texas Youth Correctional Facility  
Hemphill, Texas

Dear Mr. Arnett:

This letter is in support of the Texas Youth Correctional Facility project which is proposed for Hemphill, TX.

As an area Pastor, I will support this project through the ministries of the First United Methodist Church. The door is always open to new residents. Not only can I offer spiritual guidance to new residents, but can also minister to the needs of those in the correctional facility and to their family members.

Sincerely,

  
John C. Dowden, Pastor  
First United Methodist Church

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TYPE FACILITY WAS  $\frac{1}{4}$  OF 1%.

4. WHAT ARE THE AGES OF THE YOUTH WHO ARE CONFINED?

ANSWER: 10-20 YEARS OF AGE. *Average Age 15*

5. WILL THERE BE ARMED GUARDS ON THE PREMISES?

ANSWER: NO; HOWEVER SECURITY WILL BE TIGHTLY CONTROLLED THROUGH SALLY PORTS AND GATE HOUSES. 24 HOUR SECURITY LIGHTING IS PROVIDED ON THE FACILITY AND PARKING AREA. A "SECURITY UNIT" IS PROVIDED WITHIN THE FACILITY TO CONTROL JUVENILES WHO MIGHT HARM THEMSELVES OR WHO DEMONSTRATE INAPPROPRIATE BEHAVIOR.

6. WILL ANY COUNTY FUNDS BE USED FOR THE CONSTRUCTION OF THE UNIT?

ANSWER: NO. SOME COUNTY FUNDS MAY BE USED TO IMPROVE  $\frac{1}{2}$  MILE OF ROAD BETWEEN THE HIGHWAY AND THE FACILITY.

7. WHAT TYPES OF JOBS WILL BE CREATED BY THIS ENDEAVOR?

ANSWER: A WIDE VARIETY. THESE INCLUDE 300 ADMINISTRATION STAFFING POSITIONS, TEACHERS & TEACHER AIDES, COUNSELORS, MENTAL HEALTH WORKERS, FOOD SERVICES, CLERICAL POSITIONS, YOUTH ACTIVITY SUPERVISORS, AND CLINICAL PROFESSIONALS. THE ANNUAL PAYROLL WHEN FULLY STAFFED WILL AVERAGE \$20 MILLION. SALARIES WILL RANGE FROM \$14,000 TO \$68,000 ANNUALLY.

8. WILL ANY OF THESE CHILDREN ATTEND OUR PUBLIC SCHOOLS?

ANSWER: NO, THEY WILL BE TAUGHT INSIDE THE COMPOUND.

9. WILL THE FACILITY BE VISIBLE FROM THE HIGHWAY?

ANSWER: NO, IT WILL BE LOCATED  $\frac{1}{4}$  MILE NORTH OF THE HIGHWAY.

10. EXACTLY WHERE IS THE PROPOSED SITE AND HOW LARGE IS IT?

ANSWER: THE 120 ACRE SITE WILL BE MADE AVAILABLE BY TEMPLE-INLAND. IT IS LOCATED HALF-WAY BETWEEN YELLOWPINE AND PINELAND, TEXAS NORTH OF FM 2426.

11. HOW LONG WILL IT TAKE TO COMPLETE THE 330 BED FACILITY?

ANSWER: APPROXIMATELY 18 MONTHS AFTER WORK BEGINS.

12. WILL MINISTERS, CLERGY, OR OTHER TYPES OF SUPPORT GROUPS BE WELCOME IN THE COMPOUND?

ANSWER: YES

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Pledges  
September 23, 1997  
at the close of the meeting

1. Pineland State Bank	\$1,000.00
2. Bob Neal Sr.	\$100.00
3. Hemphill Feed	\$100.00
4. I. W. Ferguson	\$100.00
5. McMillian Glass	\$100.00
6. Harry Johnson	\$100.00
7. Richard Tillery	\$100.00
8. Bill Speights	\$100.00
9. Jerry and Janna Lehamen	\$25.00
10. Smith Car Wash	\$25.00
11. Hiram Terry	\$100.00
12. City Hemphill	\$500.00
13. Ed Berry	\$100.00
14. Doug Hamilton	\$100.00
15. Ronnie Stewart HC 53 Box 5110	-Pd- \$40.00
16. Haywood's Bail Bonding	-Pd- \$25.00
17. John Toner	\$25.00
18. Jimmy & Janice McDaniel	\$25.00
19. Werner & Glenda Burwood	\$25.00

**TOTAL WAS \$2,690.00 AT THE CLOSE OF THE MEETING.**

Upon learning on September 24, 1997 that the project was short funds Hiram Terry has increased his pledge to \$200.00.

In Sept 24 learning we were short # " increased to \$200.00

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3	180.-	Henry Johnson
4	180.-	McMullen - Class
5	100.-	Richard Terry
6	100.-	B. D. Speights
7	100.-	Jerry + Emma Johnson
8	100.-	Smith Co. Book
9	\$100.00	Hiram Terry
10	\$500.00	City Memphis
11	\$100.00	Ed Berry
12	\$100.00	Doug Hamilton
13	\$100.00	Ronnie Stewart
14	\$25.00	Haywood's Book Binding
15	\$25.00	John Jones
16	\$25.00	Jimmy + James McDaniel
17	\$25.00	Kenneth + Glenda Burwood
18	\$26.90	

Attendance  
PUBLIC HEARING  
SEPTEMBER 23, 1997

1. Ava Crouch
2. O.E. McLasky
3. Edna Earl McLasky
4. Rosie Lee Wells
5. Hiram Terry
6. Loretha Sterry, Hemphill
7. Jackie C. Johnson
8. Harry Johnson
9. Belinda Smith
10. Tommy R. Smith
11. Dixie Smith
12. Ed Berry
13. Edith McCauley, Sabine County Hospital
14. Hank & Sue Tankersley (100)
15. Leon Adicks
16. Wayne Mitchell, Hemphill ISD
17. Tony Greer
18. Loretta Sterle, President of Sabine County Chamber of Commerce
19. Dorothy Ulman
20. Bill. Whittington
21. Ray Meleton
22. Latricia Conn
23. Dustin Conn
24. Thomas J. Hamilton J.P. Pct.#1
25. Rodney Frogin
26. Janis Speights, Hemphill ISD School Board Member
27. Bill Speights
28. Louise Clark
29. Julie H. Merrell
30. Gene Nethery
31. Jane Nethery
32. Terry Trolle
33. Edward M. Farrell
34. Tom Philips, Sheriff, Sabine County, Texas
35. J. L. Barnett
36. Fred Smith
37. Welden McDaniel, Hemphill ISD
38. R. David Clark
39. Alan W. McDaniel
40. Clarence Howell, Retired Pastor
41. John Dowden, Methodist Minister
42. Kay Dowden

49. Robert Hamilton, Mayor, Hemphill, Texas
50. Robert Haywood
51. Merlee Haywood
52. Werner Burwood
53. Glenda Burwood
54. John B. Toner, Sabine County Agg Agent
55. Ray Waldrop
56. Buddy Bohannon
57. Jimmy McDaniel
58. I. W. Ferguson, Pastor
59. Bob Neal, Pineland State Bank
60. Charles K. Smith
61. Jimmy Clark
62. Bob Arthur, Pastor
63. Glenn Pearson, Superintendant Hemphill ISD
64. Henry Loring
65. William A. Rek
66. Ronny Stewart
67. Bonnie Stewart
68. Michael Small Sr.
69. Pancho Perez
70. Harvey Beudreaux
71. Ben Sager
72. Dolly Sager
73. Vickie Felts, Shelby Bank
74. Richard L. Tillery
75. Steve Miller, Chief of Police, Pineland, Texas
76. Don M. Tate
77. T. A. Lane, Sabine County Reporter
78. Roger McBride, Chief of Police, Hemphill, Texas P.O. Box 824 Hemphill
79. Bob Russell, First State Bank Hemphill
80. Janis Speights
81. D. J. Romero
82. Bill Speights
83. Dean Vance, Yellowpine
84. Jake Morrison
85. Janna Lehman
86. Daniel Featherston, JP #2 Sabine County
87. Dan Reeves

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88. DeWayne Armstrong
89. Coleman Lindsey
90. Billy McDickerson
91. Douglas Hamilton
92. Gregory D. Cohrs
93. Felix Holmes Jr.
94. Bruce White, Sabine County Deputy
95. Gina White
96. Stephanie Corley, Sabine County Reporter
97. Joey Romero
98. Tommy Whittington
99. Billy R. Horton

- 6 Dorothea Steery Hemphill
- 7 Jackie C. Johnson
- 8 Harry Johnson
- 9 Belinda Smith
- 10 Tommy R. Smith
- 11 Dixie Smith
- 12 Ed. Berry
- 13 Edward M<sup>e</sup> Carley
- 14 Hank + Sue Janesley 100
- 15 Leon Adickes
- 16 Wayne Mitchell
- 17 Tony Greer
- 18 Lovette Steele
- 19 Dorothy Wilson
- 20 B.M. Whitford
- 21 RAY MELETON
- 22 Leticia Conn
- 23 Dustin Conn
- 24 Thomas J. Hamilton J.P. PCT #1
- 25 Rodney Gray
- 26 James Speight
- 27 Bill Speights
- 28 Louise Clark
- 29 John H. Merrell

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**B**

- 30 Done ~~Robert~~
- 31 Jim ~~Nutley~~
- 32 ~~Robert~~ ~~Roll~~
- 32 ~~John~~ ~~De~~ ~~De~~ ~~De~~ ~~De~~
- 34 Tom Pulpin
- 35 St. Barnabas
- 36 Fred Smith
- 37 ~~William~~ ~~St. Barnabas~~
- 38 J. Edward ~~Roll~~
- 39 ~~Wm~~ ~~Wm~~ ~~De~~ ~~De~~
- 40 Eleanor Howell
- 41 John Dunder
- 42 Gray Dunder

42 Grand Cooky  
 48 Mike Daise  
 49 Ralph D...  
 50 ~~Paul~~ Seymour  
 51 Mervyn Hayward  
 52 Margare Burwood  
 53 Gonda Burwood  
 54 Peter M. Stone  
 55 Fay Wilkoff  
 56 Cecily Durham  
 57 Kenneth M. D...  
 58 F. DeLeon  
 59 Bob Teal  
 60 Charles R. Smith  
 61 Jimmy Cook  
 62 ~~Bill~~ ~~John~~  
 63 Glenn Harmon  
 64 Bruce D...  
 65 William D. Lee  
 66 RONNY STEWART  
 67 BONNIE STEWART  
 68 Michael Small A.  
 69 Francis Rose  
 70 Harvey D...  
 71

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75 Steve Miller  
 76 Alan M. J...  
 77 M. J. Rose  
 78 Roger McBride 120 Bar 834th...  
 79 Bob R...  
 80 James Speight  
 81 Bill Speight  
 82 ~~Bill~~ ~~Speight~~  
 83 Dean Lance - Holl...  
 84 Mike Marguerit  
 85 Emma Johnson  
 86 ~~David~~ ~~Johnson~~  
 87 Dan Reers  
 88 Delwyn Armstrong  
 89 Colman J...  
 90 Bill M. D...  
 91 Josephine Hamill  
 92 Greger D. Cores  
 93 F. L. Morris Jr.  
 94 Bruce White  
 95 Jane White  
 96 Stephanie Orberg  
 97 ~~John~~  
 98 Jimmy ~~White~~  
 99 Bill J. Wood



BY Janice DeWitt Deputy  
JANICE DEWITT, COUNTY CLERK  
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I HEREBY CERTIFY THAT THESE DOCUMENTS WERE FILED AND  
RECORDED IN THE COMMISSIONER COURT MINUTES OF SABINE  
COUNTY, TEXAS.

County Of Sabine  
The State Of Texas

