

# The Bedford Citizen

THE NEWS YOU NEED TO GUIDE YOUR CITY

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## FEATURES

### **POTENTIAL DRILLING SITES**

On display during the July 23 Town Hall meeting regarding gas drilling was an aerial photograph of the City, marked to show five *potential* drilling sites. Deputy City Manager Steve Johnson identified the sites as City properties which were large enough to accommodate drilling.

### **MINERAL LEASES HAVE COME TO TOWN – ARE YOU PREPARED?**

Mineral leases and offers to "acquire an Oil, Gas and Mineral Lease" began arriving in mail boxes across the south side of the City on July 31. If you have not already signed a lease, you would be wise to get together with the other residents of your neighborhood and hire an attorney skilled in oil and gas leases to advise you *before you sign anything*.

### **LIBRARY SUPERVISION AND OPERATING SERVICES**

By the stated deadline of 10 a.m. Wed. Aug. 1, the City received only two responses to their Request for Proposals (RFP) for the Supervision and Operating Services of the Bedford Public Library (BPL). One was submitted by BPL; the other came from Library Systems and Services, Llc., also known as LSSI.

## ABOUT THIS E-NEWS

The mission of this electronic newspaper (e-news) is to increase citizen awareness of current events and thereby increase their involvement in our government's decision-making process.

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*If you find this e-news helpful and informative, please help us grow by passing it along to others.*

## FEATURES

### POTENTIAL DRILLING SITES

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On display during the July 23 Town Hall meeting regarding gas drilling was an aerial photograph of the City, marked to show five *potential* drilling sites. Deputy City Manager Steve Johnson identified the sites as City properties which were large enough to accommodate drilling. At this time, those sites have not been designated absolutely for drilling. Mr. Johnson also said that there may be some land not owned by the City which could accommodate drilling.

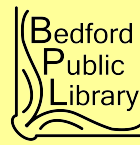
The five potential City-owned sites are:

- ◆ Brook Hollow Park, which is on the southern City limit
- ◆ The northeast corner of Boys Ranch park, the corner closest to the intersection of Harwood and Forest Ridge
- ◆ The vacant lot across from the Bedford Public Library, which was purchased to be the site of the new library
- ◆ The vacant lot between 2132 and 2140 L. Don Dodson, across the street from the police station
- ◆ Stormie Jones Park

Black circles on the photograph indicate a one-mile radius from each potential site. and red circles indicate a one-and-a-half-mile radius. Most drilling companies are able to reach out from the drilling site one

of those two distances.

To see the aerial photograph, contact Deputy City Manager Steve Johnson at 817/952-2101 or [sjohnson@ci.bedford.tx.us](mailto:sjohnson@ci.bedford.tx.us) .



### TEEN LIBRARY VOLUNTEERS

Bedford Public Library is seeking 14 to 18-year-olds to serve as Teen Volunteers for the 2007-2008 school year. Applications will be available until Sep. 7 at the Kids Help Desk in the library. To learn more about this opportunity to build CAS or community service hours, contact the Kids Help Desk at 817/952-2372.

### MINERAL LEASES HAVE COME TO TOWN – ARE YOU PREPARED?

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Mineral leases and offers to "acquire an Oil, Gas and Mineral Lease" began arriving in mail boxes across the south side of the City on July 31. If you have not already signed a lease, you would be wise to get together with the other residents of your neighborhood and hire an attorney skilled in oil and gas leases to advise you *before you sign anything*.

A Bedford resident who received one of these Oil, Gas and Mineral Leases in the mail contacted *The Bedford Citizen* to say that it appears to be very one-sided.

Some of her concerns are:

- ◆ The \$10 dollar purchase price plus the \$400 signing bonus seem low for the purchase of a Gas and Oil Lease that continues indefinitely, even considering the 20% royalty.
- ◆ There is no assignment of liability for repairing damage to structures, sink holes caused by subsidence, or contamination of land, water or air.
- ◆ Since there is no clear statement of liability, the lessee could make the argument that the lessor is responsible.
- ◆ There is no requirement for the lessee to provide the lessor any reports.
- ◆ There is no assignment of responsibility for cleaning up the site when production ends.

Some features of the Oil, Gas and Mineral lease are:

- ◆ The lease remains in force for five years and, "for as long thereafter as oil, gas, or other mineral is produced from" the pooled unit. However, if production should stop, the lessee has 60 days to get it restarted before the lease terminates.
- ◆ The lessee must pay one tenth of the value of minerals to the lessor. However, the lessee may choose to pay "in kind".
- ◆ The lessee agrees to pay the lessor one dollar per long ton for sulfur.
- ◆ When production from a well is halted because the market price is

too low, it is said to be "shut-in." This lease requires a payment of one dollar to the lessor every 90 days while the wells are shut-in.

The only sure way to be sure we are being treated fairly is to get your citizen's association together and hire an attorney skilled in Oil, Gas and Mineral leases. You might ask him if one dollar every 90 days is fair remuneration for a shut-in well? Is one dollar per long ton of sulfur the fair market price? With regard to minerals, would a "one tenth" share be acceptable to someone experienced in the industry and why should the form of this payment be at the lessee's discretion?

## **LIBRARY SUPERVISION AND OPERATING SERVICES**

By dona weisman

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By the stated deadline of 10 a.m. Wed. Aug. 1, the City received only two responses to their Request for Proposals (RFP) for the Supervision and Operating Services of the Bedford Public Library (BPL). One was submitted by BPL; the other came from Library Systems and Services, Llc., also known as LSSI. (For information about LSSI, go to [http://www.lssi.com/.](http://www.lssi.com/))

Although the first draft of that RFP covered everything normally included in the library's budget, such as all books, magazines, DVDs, CDs, technology, personnel, supplies, etc., the RFP that ultimately was distributed for response covered only personnel and expendable supplies. The dollar figure provided by each respondent,

then, represented the cost for only those two expenditures.

City Manager Beverly Queen opened the responses at 2 p.m. Wed. Aug. 1 in the City Council chambers, before an audience of less than a dozen people including four Councilpersons: Nail, Orian, Savage and Turner. Only the dollar figures from each were read aloud. LSSI's proposed a bottom line of \$652,740 for 2007-2008 if the City does not implement RFID technology at BPL and \$622,740 for the same period if the technology is implemented. BPL's bottom line was \$764,626 for the coming fiscal year and did not assume that RFID technology would be implemented during that time. No other information from either response was made available to the public during that meeting.

RFID is the acronym for Radio Frequency Identification. The technology, which has been around since the 80s and is used in many retail operations, is a wireless system which facilitates access to and enables tracking of individual items.

Libraries began using RFID technology in the 90s. This is the technology that makes it possible to provide self-checkout stations for those library users who prefer the option and whose checkout, at the time, is routine. Non-routine checkouts are those which involve unpaid fees or fines, unverified addresses, invalid cards, etc. Such checkouts are redirected from the self-checkout station since they require staff assistance.

Implementing the technology in a library involves purchase of RFID tags, readers or receivers and an interface to communicate

with the library's security, inventory and circulation (checkout) systems.

Implementation also involves personnel costs, not only for time spent training for the new technology but also for time spent attaching surveillance tags, individually, to each item in the collection. As of June 2007, there were about 136,000 items in BPL's collection.

Since LSSI's bid covers only costs of personnel and expendable supplies, the cost of implementing RFID technology at the library would have to be covered as an item separate from a \$622,740 contract with the company. LSSI indicates that the City would save \$30,000 by implementing the theoretically personnel-reducing technology. To realize that savings, however, the City would have to invest significantly in hardware, software, supplies and personnel. LSSI's higher bid of \$652,740 indicates that the company projects increased personnel costs if RFID technology is not available at BPL.

One of the goals identified in BPL's Business Plan for 2007-2012, presented to the City Council Jan. 9, 2007, is to "leverage technology to increase staff productivity while maintaining excellent customer service." Among that goal's objectives are to "conduct a cost benefit analysis on converting to RFID technology (during 2006-2007)" and to "explore pricing and options on implementing self-checkout (during 2006-2007). Those objectives would assure careful study to assure that RFID technology is the best option for the City.

BPL's budget for 2006-2007 was under \$950,000 and included funds for personnel,

expendable supplies, materials (books, DVDs, CDs, magazines, etc.), technology, and other operational costs. The City's budget for 2006-2007 was approximately \$51 million. The difference between BPL's bid and the LSSI bid without RFID technology is \$111,000 or .218% of the City's total budget for 2006-2007. The difference between BPL's bid and the LSSI bid with RFID technology is \$141,000 or .276% of the City's total budget for 2006-2007.

Among the provisions of the RFP (available for viewing at [http://www.ci.bedford.tx.us/News/news\\_pdf/RFP\\_and\\_INSTRUCTION%20TO%20BIDDERS.pdf](http://www.ci.bedford.tx.us/News/news_pdf/RFP_and_INSTRUCTION%20TO%20BIDDERS.pdf) ) are the following:

b. RFP HELD FIRM. The City reserves the right to require that submitted responses to the RFP remain in force for ninety (90) days after submittal date or until a contract is executed by the Contractor, whichever occurs first.

c. NEGOTIATION. There shall be no negotiation initiated by any proposer on any charges for proposed services as outlined in this RFP. However, the City reserves the right, following the submittal of a completed RFP, to conduct negotiations with any and all Proposers to determine the proposal that is most advantageous to the City considering the relative importance of cost and other evaluation factors.

and

I. WITHDRAWAL. The City reserves the right to withdraw the RFP for any reason prior to the opening time and date without claim. Further, the City reserves the right, in its sole discretion, to not enter into any

contract for library services.

*dona weisman has been a Bedford resident since 2000 and a member of the Bedford Library Advisory Board since 2003. She has been a degreed librarian for 25 years and served as a public library consultant with the Texas State Library System for over a third of that time.*



### **BULLY STORY TIME: STOP THE BULLY**

Bullying can happen at the park, at the movies, in school ... anywhere.

Pre-kindergarten through third grade students are invited to a free program presented by SafeHaven of Tarrant County and designed to empower your child with proven techniques for preventing peer abuse such as being assertive, using body language and seeking help from adults.

The program is scheduled for Thurs. Aug. 9, 1:30-2 p.m. at Bedford Public Library.

For more information contact: Jeanne Green at 817/952-2370 or [jgreen@ci.bedford.tx.us](mailto:jgreen@ci.bedford.tx.us).

## ABOUT THIS E-NEWS

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The mission of this electronic newspaper (e-news) is to increase citizen awareness of current events and thereby increase their involvement in our government's decision-making process. As a result, *The Bedford Citizen* will focus on providing Bedford's residents with the information they need in order to cast an informed vote. We also will include occasionally some helpful and entertaining information.

*The Bedford Citizen* is currently a volunteer effort which we expect to be circulated from friend to friend via email in its PDF format. If you find it helpful and informative, please feel free to pass it along to others.

During this introductory period, the subscriptions are free. This will allow us to gauge the demand and work out the bugs. Eventually, we plan to charge a fee for subscriptions. This will allow us to avoid the conflicts of interest that can arise from accepting paid advertising.

Initially, we plan to publish an issue every Monday, Wednesday, and Friday, subject to volunteer availability and the amount of news to report.

To subscribe, please send us an email at [Be.A.Citizen@earthlink.net](mailto:Be.A.Citizen@earthlink.net) Please include your name, address and email address.

*The Bedford Citizen* welcomes free of charge:

- ◆ News articles from any volunteer writers, provided we judge the articles are relevant to our readers and the facts can be substantiated

- ◆ Position papers from political incumbents and candidates provided these position papers clearly state that person's position and they do not attack any other party

Our policies are as follows:

- ◆ *The Bedford Citizen* does not share or sell its mailing list information.
- ◆ Paid advertising is not accepted.
- ◆ Except when identified as editorials, letters to the editor or opinion pieces, stories will contain only facts that can be verified. Writers should expect to be asked to provide documentation before articles are published.
- ◆ All submitted articles must deal with issues relevant to Bedford's residents and not exceed two pages, as published in this format.
- ◆ Only one letter to the editor or opinion piece will be accepted from a single household during any 30-day period.
- ◆ Public service announcements will be included as space allows.
- ◆ The staff of the Bedford Citizen will be the final judge.
- ◆ Submissions must be received at least 72 hours prior to publication.
- ◆ Submissions should be sent to [Be.A.Citizen@earthlink.net](mailto:Be.A.Citizen@earthlink.net) and must include the author's name, address, email address and phone number.