



The Columbus Community & Industrial Development Corporation met in regular session on Monday, June 19, 2023, at 5:30 PM, in the Council Chambers of City Hall located at 605 Spring St., Columbus, Texas, with the following present:

President – Bruce Tesch
Vice President – Michael Ridlen
Treasurer – Dwain Dungen (absent)
Secretary – David Wiggs (absent)
Board Member – Morgan Barten
Board Member – Shalor Townzen (absent)
Board Member – Chris Davis
City Manager – Donald Warschak
Assistant City Secretary – Dinah Jacobs

1. Call to Order

President Bruce Tesch called the meeting to order at 5:30 p.m.

2. Pledge of Allegiance and Invocation

Tesch led the pledge and invocation.

Assistant City Secretary, Dinah Jacobs, swore in the new Board member, Morgan Barten.

3. Consent Agenda:

Motion to approve the consent agenda as presented.


Moved by: Michael Ridlen

Seconded by: Chris Davis

Aye Bruce Tesch, Morgan Barten, Chris Davis, and Michael Ridlen

Carried 4-0

3.1 Approval of Invoices [June Invoices to be paid.pdf](#) 

3.2 Approval of Financial Statements for May 2023 [May Bank Reconciliation.pdf](#) 

3.3 Approval of Minutes of the Regular Meeting on May 15, 2023.

[5.15.2023 Regular Meeting Draft Minutes.pdf](#) 

3.4 Approval of Minutes of the Special Meeting on May 22, 2023.

[5.22.2023 Special Meeting Draft Minutes.pdf](#) 

4. **Citizens' Presentations and Comments**

Citizen signed in to speak at respective agenda item.

5. **City Manager's Report: Sales Tax** [CCIDC June 23 Sales Tax.pdf](#) 

City Manager, Donald Warschak, gave the report. A copy is attached to these minutes. Warschak reported sales tax was up approximately \$7,000 over the same time period. The payment last year was \$47,978.53 compared to \$54,231.67 last year. The City of Weimar, and County both saw increases, while the City of Eagle Lake saw a decrease.

6. **Discussion and Action, if necessary, regarding Walnut Street Grant Application from Marshall Ray LLC.**

Brad Bryson spoke on behalf of his application. His grant request was for \$22,532.

Motion to approve \$10,000 for the Marshall Ray Walnut Street Grant.

Moved by: Michael Ridlen

Seconded by: Chris Davis

Aye Bruce Tesch, Morgan Barten, Chris Davis, and Michael Ridlen

Carried 4-0

7. **Discussion and Action, if necessary, regarding the rail crossing and Dun Transportation request.**

Telephone conference with Mike Nunnenkamp. They will need the lay down yard they are leasing for about three months. They will be paying for the rail spur crossing upgrades they need to be able to cross. CCIDC requested grade outs and retention ponds on the property as well as a lease agreement.

Motion to approve a lease agreement to be drawn up by our attorney with a lease amount of \$50,000, with Dun Transportation and Stringing. Lease to be negotiated on an annual basis, not automatically renewed.

Moved by: Morgan Barten

Seconded by: Michael Ridlen

Aye Bruce Tesch, Morgan Barten, Chris Davis, and Michael Ridlen

Carried 4-0

8. **Executive Session:** In accordance with Texas Government Code, Subchapter D, Section 551.071 consultations with attorney, Section 551.072 deliberation regarding real property and Section 551.087 deliberation regarding economic development.

Regular session was closed at 5:43 p.m. to enter executive session.

9. **Reconvene into Regular Session and Consideration and Action, if any, regarding Executive Session, consultations with attorney, deliberations regarding real property and economic development.**

Regular session reconvened at 6:35 p.m.

There was no action.

10. **Discussion and Action, if necessary, regarding any prospective companies interested in land at the Crossroads Business Park.**

There was only one inquiry. This was from a medical sterilization facility.

11. **Discussion of items to be placed on future agendas and announcements.**

Davis - affordable housing; creation of a business district

Barten - none

Ridlen - none

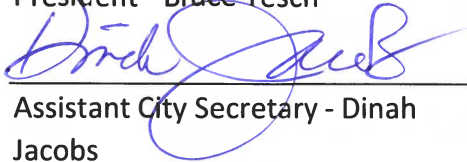
Tesch - none

12. **Adjournment**

With no further business, the meeting was adjourned at 6:46 p.m.



President - Bruce Tesch



Assistant City Secretary - Dinah
Jacobs