

The City Council of the City of Columbus, Texas met in regular session on Thursday, November 12, 2015 at 6:30 p.m., in the Council Chambers of City Hall located at 605 Spring St., Columbus, Texas, with the following present:

Mayor	-	Dwain Dungen
Mayor Pro Tem	-	Curtiss Schonenberg
Councilman	-	Woody Moore
Councilwoman	-	Lori An Gobert
Councilman	-	Eddie Hernandez
Councilman	-	Chuck Rankin
City Manager	-	Donald Warschak
City Secretary	-	Bana Schneider

Other City Staff present included:

Police Chief	-	Bill Lattimore
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1. Call to Order.

Mayor Dwain Dungen called the meeting to order at 6:30 p.m.

2. Pledge of Allegiance and Invocation.

Dungen led the Pledge of Allegiance and Invocation.

3. Consent Agenda:

- a. Approval of Invoices
- b. Approval of Minutes from the October 8, 2015 Regular Council Meeting
- c. Approval of July and August 2015 Financial Statements

Councilman Schonenberg made a motion to approve the Consent Agenda as presented. Councilman Hernandez seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Moore, Rankin and Hernandez; Councilwoman Gobert.

The motion passed.

4. Citizens' Presentations and Comments.¹

The citizens present chose to speak during agenda item 6 deliberations.

5. City Manager's Report Including Sales Tax, Gas Line Project and Water Evaluation Study Updates.

City Manager, Donald Warschak gave his City Manager's report, a copy of which is attached to these minutes. Warschak stated that the sales tax payment of \$129,452.80 the City received last week was up from the same time period last year. He also stated that Weimar and the county as a whole also showed an increase over last year, while Eagle Lake saw a few hundred dollar decrease.

Regarding the gas line project, Warschak stated that construction was slated to begin next week Monday. He also stated that he was compiling the paperwork that the engineers from O'Malley had requested so they can begin the water evaluation study.

Councilman Rankin asked if the white line he had seen on Milam Street was the route for the gas line. Warschak indicated that the white line is really markings for all the companies who were

notified for locates and that it is not where the gas line will actually be. Warschak also stated that the intersection of Milam and the railroad tracks will have to be temporarily closed because of a bore pit that will be dug there in order for the direction of the gas line to be changed. Rankin then asked if this area of Milam is where all of the sewer line problems have been. Warschak answered that the major sewer problems were on Bowie Street, not Milam. The Mayor asked if this was the area where water problems have occurred. Warschak confirmed there have been problems in that area. There was further discussion regarding the exact route of the gas line.

Councilman Schonenberg asked if B&D will be using local contractors for boring. Warschak stated that local contractors will be used.

Councilwoman Gobert asked about the activity including City employees that occurred at the Valero station on Highway 71 and Interstate 10. Warschak explained that the station had a sewer line blockage. City workers did check the scene, but it was determined that the blockage was the responsibility of the station owner.

6. Consideration and Action to Approve Publicity and Tourism Agreement between the City and the Columbus Chamber of Commerce.

The Mayor introduced Ms. Easterling and Ms. Gorman from the Chamber of Commerce. The Mayor stated that this is the same agreement that we have had in the past with the Chamber.

Councilman Rankin asked if we were required to perform any type of audit to verify the expenses, especially for the allocation of salaries. City Secretary, Bana Schneider, stated the contract allows for the City to audit the books at anytime. Rankin thought it would be a good idea to see how the records are maintained. Mayor Dungen did comment that there has to be a certain amount of trust, especially since the employees are limited and they do two different jobs out of the same office. Councilman Schonenberg asked how the hours were allocated between Chamber duties and Tourism duties. Dungen restated Schonenberg's question regarding how many hours were spent doing Chamber business and how many doing Tourism business. Chamber Executive Director, Michelle Gorman, stated that she keeps a diary and logs weekly the time spent on each task. Rankin stated that the City Secretary should have access to or a copy of the logs in case the City's financial auditors have questions. Ms. Easterling asked if we would want the log weekly. Rankin indicated that an arrangement should be made between Gorman and Schneider for the logs in order for the City to verify the accounting/pro ration of hours.

Councilwoman Gobert made a motion to approve the publicity and tourism agreement as presented. Councilman Schonenberg seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Moore, Rankin and Hernandez; Councilwoman Gobert.

The motion passed.

7. Consideration and Action to Approve Resolution 155-15, A Resolution Approving the Lease Agreement Between the City of Columbus and The Columbus Municipal Golf Association for the Operation of the Columbus Municipal Golf Course.

The Mayor explained that the original lease agreement from 1991 was used as a template for this resolution.

Councilman Rankin questioned the order of approval for the agenda items concerning the golf course.

Council moved to item 8.

Councilwoman Gobert stated that she would like some sort of addendum for item 4 in the agreement which would state what the City currently owns. The mayor stated that any new equipment or furniture would belong to the Association and not the City. Gobert stated that an addendum could state the City currently owns no furniture or fixtures at this time.

Councilman Schonenberg made a motion to approve resolution 155-15 as discussed. Councilman Rankin seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Moore, Rankin and Hernandez; Councilwoman Gobert.

The motion passed.

8. Consideration to Approve the 2015-2016 Operating Budget of the Columbus Municipal Golf Association.

Councilman Schonenberg asked if the lease payment listed in the budget was the previous lessee's note payment. The Mayor responded affirmatively. Schonenberg then asked if the payroll items listed in November were for prior expenses. Dungen stated that the payroll was for some that was due in October and then for November.

Councilman Rankin asked if there was any equipment, furniture or fixtures, presently at the golf course, that belongs to the City. Dungen stated there was not. Dungen continued that the physical building or club house and the cart sheds were the only things belonging to the City.

Rankin then asked about the revenues. Dungen stated these were the projected membership and cart shed dues. Rankin asked if the November expenses were so high because of past bills due. The Mayor confirmed and also stated there were some annual bills, such as insurance, that also need to be paid in November.

Schonenberg then asked about the utilities. Dungen indicated that the utilities shown on the budget are for the electricity that is currently being paid by the City, and the amount is in the City's budget. Rankin stated that the expenses were overstated then. The Mayor said that he wanted all expenses reflected in the budget with the intent of the association eventually being able to pay this item.

Councilwoman Gobert asked if the furniture currently in the building, as well as the equipment, is part of the lease payment. Dungen stated everything, including the televisions in the building, was part of the lease payments. Gobert then asked how long the lease payments were going to be continued. Dungen indicated the board was in the process of having everything evaluated in order to make a decision on replacing equipment and furniture or keeping what is currently there. Schonenberg commented this budget could change. The Mayor did state that a lease for new equipment would be higher, but the repair and maintenance budget would then be less. He also stated that the Association would make a decision sometime in December.

Rankin then asked how the expense items were going to be funded. City Secretary, Schneider, stated that there was an open position in the Parks Department and the amount budgeted for that payroll would be used. Rankin asked if that is what would be voted on next. Schneider confirmed the budget amendment in Agenda item 9 shows the budget expense changes. The Mayor did state that the City's budget was not increasing, but monies were being moved around from one department to another. Rankin then asked if the amount for the open position was for the entire year. Schneider confirmed that it was the entire amount budgeted for that position for the year. Rankin stated that the golf course budget was only for four months. Schonenberg asked about the revenues and when they will come in. Dungen stated that membership dues should all be paid in by April. He also stated that the board may come back later in the year for more money. Gobert commented that it looked like they would be spending the entire amount based on the golf course budget. Rankin said there seem to be several variables that could affect the expenses, including the lease payment and utilities. Dungen stated that he had asked for a short term budget in order for the board to have time to see how everything worked so in a few months they can come back with an extended projection. Gobert stated that this was not the entire year's operating budget. Councilman Moore asked if the budget was based on past operations. Dungen stated that it is really a best guess.

Councilman Rankin made a motion to approve a temporary operating budget for November through February for the Columbus Municipal Golf Association. Councilman Schonenberg seconded the motion.

The vote was as follows:

Ayes: Councilman Rankin, Schonenberg, Moore and Hernandez and Councilwoman Gobert

The motion passed.

Council then moved to item 9.

9. **Consideration and Action to Approve a 2015-2016 Budget Amendment for Golf Course Expenditures.**

The Mayor stated that the monies moved to the outside services account were from an unfilled position within the parks department.

Councilwoman Gobert made a motion to approve a 2015-2016 budget amendment as presented. Councilman Rankin seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

Council then moved back to item 7.

10. **Consideration and Action to Approve Resolution 156-15, a Resolution to Support a Regional Household Hazardous Waste and Reusable Materials Collection Event for the Citizens of Colorado County.**

The City Manager indicated that the county has made a grant request for the hazardous waste collection event. The last time this was done was sometime in 2011. The resolution is just stating the City's support of the event. The City may contribute some in-kind services as well.

Councilman Rankin made a motion to approve Resolution 156-15 supporting a regional household hazardous waste and reusable materials collection event. Councilman Schonenberg seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

11. **Consideration and Action to Approve an Engagement Letter from Patillo, Brown and Hill for the September 2015 Financial Audit.**

The City Secretary stated the engagement letter did include a required audit of the federally funded grant programs the City participated in. She stated that the City passed the threshold for expenditures during the 2014/2015 fiscal year; thus, requiring the additional audit.

Councilman Schonenberg made a motion to approve the engagement letter for audit services from Patillo, Brown and Hill. Councilman Hernandez seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

12. Consideration and Action to Authorize the Mayor to Enter the City of Columbus into an Agreement for Procurement Services with the Harris County Department of Education.

Schneider stated that the City needs to go through this organization in order for our Xerox sales rep to get us new equipment and lease agreement. There is no cost to the City to join.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

13. Consideration and Action to Award the Contract for Water Well 8 Rehab.

The City Manager explained that the production on this particular well was down. Although monies were budgeted to rehab two of the existing wells, well number 8 was not originally supposed to be getting a rehab. There is concern because it is a newer well and production has declined. When drilled in 2007, the well was putting out 400 gallons a minute and now it is down to around 200 gallons. We wanted a contractor to come in and pull the well and do a camera survey of the drilling equipment. There is around \$70,000 in the budget for well maintenance. We will do this well and probably another one depending on what is found in well number 8.

Councilman Rankin asked if the bids included fixing any problems. Warschak stated that a camera survey of the well, chemically treating it, agitating and scrubbing the screens and putting in a test pump were included. Gobert asked if this should fix any problems. Warschak said it will depend on what they find. Since it is a relatively new well he wouldn't expect the casing to be split. Gobert asked where J & S is located. Warschak stated they are out of Belleville and they have done quite a bit of work for the City.

Councilwoman Gobert made a motion to award the contract for the rehab of water well 8 to J&S. Councilman Schonenberg seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

14. Consideration and Action to Request that the City Secretary Conduct the Annual Audit of Chapter 59 Asset Forfeiture Funds as Required by Article 59.06 of the Code of Criminal Procedure.

The City Secretary explained that the Attorney General's office requires Council to make the request for her to do the Audit.

Councilwoman Gobert made a motion to request the City Secretary to conduct the annual audit of Chapter 59 asset forfeiture funds. Councilman Rankin seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

15. Public Hearing Regarding City Curfew Hours for Minors.

At 7:06 p.m. the Mayor opened the public hearing.

The Curfew has to be visited every 3 years per the local government code. Police Chief Lattimore stated the policy seems to be working fine.

There was discussion of when the original curfew was passed. Schneider stated the date was the year on the original ordinance.

Councilman Schonenberg asked Chief if this was something that had to be enforced very often. Lattimore stated that typically if youth are found out after curfew, an officer will have them go home. He also stated that this was one of the first items he reviewed when he started with the City. He said it worked well then and it is still a good ordinance.

At 7:08 p.m. the Mayor closed the public hearing.

16. Consideration and Action Regarding City Curfew Hours for Minors.

The City Secretary stated that the curfew ordinance must be reviewed every 3 years to stay in effect, and Council must decide to modify, continue or abolish the ordinance.

Councilman Schonenberg made a motion that the ordinance pertaining to curfew of minors be continued. Councilman Hernandez seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

17. Consideration and Action, If Necessary, Regarding the September and October 2015 Police Report.

Police Chief, Bill Lattimore, gave his Police Report, a copy of which is attached to these minutes.

Dungen asked if they had received their new computers. Lattimore stated they have received 6 of them and that Corby was supposed to be in to get everything set up.

Councilwoman Gobert asked about the thefts reported in October. Lattimore indicated that they were small, under \$100 in value. He also stated that anytime a citation is issued for theft it will be small.

Councilman Rankin asked the Chief about looking at speeding citations in town to see where the majority are issued. Lattimore stated that he had Emily go through a month's worth of citations and most speeding violations occur along the major corridors through the City; Hwy. 71 Business, Hwy. 71 Bypass, etc. Rankin stated that there is probably some kind of management software that could be used for tracking. Lattimore stated that with the department's current software there is no means to track this information.

Councilwoman Gobert made a motion to accept the September and October police reports. Councilman Schonenberg seconded the motion.

The vote was as follows:

Ayes: Councilmen Schonenberg, Rankin, Moore and Hernandez; Councilwoman Gobert.

The motion passed.

18. Items from Councilmembers.²

Councilman Moore – None

Councilwoman Gobert – Park and Zoning.

Councilman Schonenberg – The E'kabel and CCIDC real estate contract has been closed and construction should start as soon as abatement process has been worked through.

Councilman Hernandez – Congratulations to the Lady Cardinal Volleyball team and wishes for their continued success in the playoffs.

Councilman Rankin – None

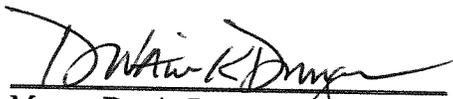
Mayor Dungen – Football team in playoffs this Friday in Giddings.

6. **Announcements.**

The City Manager reminded Council that the next meeting is slated for Monday, November 23rd at 6:30 p.m.

7. **Adjournment.**

The Mayor adjourned the meeting at 7:16 p.m.



Mayor, Dwain Dungen

ATTEST:



Bana Schneider, City Secretary

¹During this agenda item, citizens may comment for the record on items, which are not on the agenda. However, the Council may not participate in discussion or deliberation on any item that is not on the agenda. Citizens may request that a topic be added to a future agenda.

²Limited to statements. Issues raised by councilmembers under this item cannot be deliberated by Council. The Open Meetings Act does not allow Council to deliberate items that don't appear on the agenda.

