

**Minutes
Columbus Community and Industrial Development Corporation
Board of Directors Meeting**

The Columbus Community & Industrial Development Corporation met in Regular session on Monday, **June 17, 2019** at 6:30 p.m., in the Council Chambers of City Hall located at 605 Spring Street, Columbus, Texas. The following CCIDC Members were present:

President	-	Bruce Tesch
Vice President	-	Andy Nunmaker
Treasurer	-	
Secretary	-	Joel Usher (Absent)
Board Member	-	Larry Solansky (Absent)
Board Member	-	Chuck Hall (Absent)
Board Member	-	Michael Ridlen
Board Member	-	Dwain Dungen
City Manager	-	Donald Warschak
Assistant City Secretary	-	Dinah Jacobs

1. Call to Order.

President Bruce Tesch called the CCIDC meeting to order at 7:14 p.m.

2. Pledge of Allegiance and Invocation.

The Pledge of Allegiance and Invocation were led by President Bruce Tesch.

3. Consent Agenda:

- a) Approval of Invoices.
- b) Approval of June 2019 Financial Statements.
- c) Approval of Regular Meeting Minutes for June 17, 2019.

Dwain Dungen made a motion to approve the consent agenda as presented. Andy Nunmaker seconded the motion. The vote was as follows:

Ayes: Dungen, Nunmaker, Ridlen, and Tesch
Absent: Solansky, Hall, Usher

The motion passed.

4. Citizens' Presentations and Comments.

Scott Longmore and Kerry McDonough signed in and addressed the Board. They spoke about their consideration of opening a restaurant downtown and were looking for guidance and assistance on what could be available to them. Andy Nunmaker asked them if this was a new venture for them. Longmore responded yes. Dwain Dungen directed them to stop by City Hall and speak with Donald Warschak, the City Manager regarding alcohol sales and the guidelines for the City. President Tesch stated that any tax abatements would go through the city and or county. Nunmaker asked if they were asking for anything else specific from the industrial development side. Longmore indicated they had stopped at the Chamber and Billy Kahn mentioned the meeting this evening and invited them to attend. Tesch stated that City Council meets twice a month, the 2nd and 4th Mondays, and they would be better able to help from the downtown City aspect. Nunmaker suggested they gather and prepare their plans pretty quickly if they plan to apply for any Business Improvement type grant from CCIDC. Tesch thanked them for their interest in the community.

5. City Manager's Report: Sales Tax.

City Manager, Donald Warschak, distributed a copy of the sales tax chart, and gave the report on sales tax, stating sales tax was up compared to this time period last year. The sales tax portion for CCIDC was \$46,317 compared to \$36,031 the same time last year. The County, and the cities of City of Eagle Lake and Weimar, all saw increases.

Warschak also spoke about the City working with Texas A&M to do a beautification study on the corridors. There are costs associated with the study and the City will be looking to CCIDC from the Business Improvement Grant for assistance with those costs. The cost is approximately \$16,000, with 25% paid up front. We are hoping to get some of the funds from this fiscal year to assist with the cost and then apply again for the next fiscal year for the remainder of the funds. Tesch stated that the study will identify where the beautification would be most beneficial.

6. Discussion and Action, if necessary, regarding a Business Improvement Grant application from Burton Health and Wellness, LLC.

Tesch reported the Burton Health and Wellness application had been submitted, reviewed by our Attorney Cary Bovey, and was confirmed to be in compliance with 4B guidelines. The application is \$2,262.44 for re-facing their existing sign. Tesch stated they would be eligible for up to 50% of that amount for a maximum amount of \$1,131.22.

Andy Nunmaker made a motion to approve the Burton Health and Wellness grant application. Dwain Dungen seconded the motion. The vote was as follows:

Ayes: Dungen, Nunmaker, Ridlen, and Tesch
Absent: Solansky, Hall, Usher

The motion passed.

7. Discussion and Action, if necessary, regarding the election of a Treasurer.

Andy Nunmaker made a motion and nominated Dwain Dungen for Treasurer. Michael Ridlen seconded the motion. The vote was as follows:

Ayes: Dungen, Nunmaker, Ridlen, and Tesch
Absent: Solansky, Hall, Usher

The motion passed.

8. Discussion and Action, if necessary, regarding changing the Depository Signators.

Andy Nunmaker made a motion to change the depository signators, with the election of Dwain Dungen as Treasurer. Michael Ridlen seconded the motion. The vote was as follows:

Ayes: Dungen, Nunmaker, Ridlen, and Tesch
Absent: Solansky, Hall, Usher

The motion passed.

9. Discussion and Action, if necessary, regarding marketing items from Positive Force Marketing.

Tesch reported that the website is up and running. There were questions on the need for rack cards and presentation folders. There was discussion on the need for those items and where they would or could be placed. Tesch said the website would be kept up to date and easily changed, unlike printed material. Dungen felt we should just work with the Chamber on getting information out when requested. During discussion, the board felt dollars could be better spent on new businesses rather than on the marketing with those types of items. At this time no action was needed on any further marketing items. CCIDC will partner with the Chamber in directing inquiries to the new website.

No action was needed.

10. Discussion and Action, if necessary, to authorize advertising of the availability of the 2019-2020 Community Development Grants.

Dwain Dungen made a motion to authorize the advertising of Community Development Grant funds. Andy Nunmaker seconded the motion. The vote was as follows:

Ayes: Dungen, Nunmaker, Ridlen, and Tesch
Absent: Solansky, Hall, Usher

The motion passed.

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

Tesch reported there was a theater recliner company looking for readymade warehouse space. Premier Concrete indicated they are still working on the completion of the application and preparing it for submission to the Board. Nunmaker updated the Board on Acornseekers stating he had not heard any more on their application. He knows they have been talking to the ranchers, with some progress but they are moving very slow.

12. Discussion and Action, if necessary, regarding the meeting time for the CCIDC Board meetings.

Tesch reported that an email was sent out polling possible meeting time changes. There was discussion on the suggested time changes.

Andy Nunmaker made a motion to change the meeting time to 5:30 p.m. on the third Monday. Michael Ridlen seconded the motion. The vote was as follows:

Ayes: Dungen, Nunmaker, Ridlen, and Tesch
Absent: Solansky, Hall, Usher

The motion passed.

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

This item was not needed.

14. Reconvene into Regular Session and Consideration and Action, if any, regarding Executive Session, deliberations regarding real property and economic development.

This item was not needed.

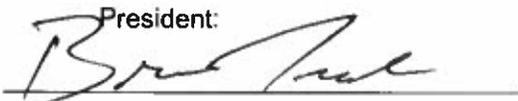
15. Discussion of items to be placed on future agendas and announcements.²

President Tesch wished Donald Warschak a Happy Birthday

There were no other comments or suggestions of items for the next agenda.

16. Adjournment.

Tesch adjourned the meeting at 7:38 p.m.

President:


Attest
Secretary:
