

The City Council of the City of Columbus, Texas met in regular session on Monday, December 11, 2017 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	-	Lori An Gobert
Councilman	-	Keith Cummings
Councilman	-	Gary Swindle
Councilman	-	Eddie Hernandez
Councilman	-	Chuck Rankin
City Manager	-	Donald Warschak
City Secretary	-	Bana Schneider

Other City Staff Present:

Code Enforcement	-	Richard LaCourse
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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 of the November 27, 2017 Regular Meeting

Councilman Swindle asked if 5 air conditioning units had been purchased for the City maintenance facility. City Secretary, Bana Schneider, explained the cost of one unit was split between 5 different departments.

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

The vote was as follows:

Ayes: Councilmen Cummings, Swindle, Hernandez, and Rankin; Councilwoman Gobert

The motion passed.

4. Citizens' Presentations and Comments.¹

Citizens signed in spoke during specific agenda items.

5. City Manager's Report Including Harvey Update and Visitors Center.

City Manager, Donald Warschak, gave his report, a copy of which is attached to these minutes. Warschak stated the sales tax revenue received was approximately \$5000 more than the same time last year. Weimar and the County both saw increases, and the Eagle Lake was relatively flat with a few hundred dollars less than last year.

Regarding the Visitors Center, he stated there were a few minor items inside the building which needed to be addressed. He asked the Garden Club to speak about their work on the grounds. A Club member spoke about the different plants that have been used, and gave a timeline for completing the work. They also asked for volunteers to help finish the project. Mayor Dungen

thanked the ladies for all of their hard work, and stated they were doing a fantastic job. Donald mentioned the Visitors Center was open during Ladies Night Out. He also thanked the Garden Club. Warschak stated he is continuing to provide information to FEMA regarding City damages, and said this will be an ongoing process. Councilman Hernandez asked if the downed fence at the City yard was due to flooding. Warschak stated it was, and we are going through the FEMA process for replacement.

Councilman Swindle asked about the filtration project status. Warschak stated he was finishing up the install packages, and after the first of the year, they will go out for bids.

6. Consideration and Action to Approve a Manufactured Home Permit for Block 81 Lot S-4 of Preston Street as Requested by Helen Alley.

Code Enforcement officer, Richard LaCourse, stated the manufactured home had been donated by a neighboring ranch to help a flood victim. A surveyor staked the property, and the size of the MH required a two foot variance by the Board of Adjustments. That board approved the variance on November 30th. There was discussion of the adjacent lots.

Councilwoman Gobert made a motion to approve the manufactured home permit as requested. Councilman Rankin seconded the motion.

The vote was as follows:

Ayes: Councilmen Cummings, Swindle, Hernandez, and Rankin; Councilwoman Gobert

The motion passed.

7. Consideration and Action, if Necessary, Regarding the Columbus Community and Industrial Development Corporation Report.

Councilwoman Gobert gave the report on the recent activities of the CCIDC. She stated that after working with E'Kabel for 7 years, they are rescinding the contract, and the 23 acres of land will revert back to the CCIDC.

Acorn Seekers are in the process of acquiring land near the highway. Easement issues have to be resolved in order for them to go forward with their plans. Warschak stated the easement in question had been put in place before the expansion of the park near the Ag Complex.

Councilman Rankin asked about the out of pocket expenses for the dealings with E'Kabel. Gobert stated Traci Edman had put those expenses together, and they added up to a few thousand dollars. Rankin asked if the park property is viable. There was discussion of the drainage study and the reasons why there was flooding in 2016 and no flooding during the hurricane in 2017. Gobert stated at this point they are not moving forward with any drainage modifications, and they will start actively marketing the property.

Rankin also asked about the status of the gas line grant. Dungen stated he had been in contact with Senator Kolkhorst, who had been in communication with the department head in charge of the grant. He said he hoped for good news in December.

8. Consideration and Action, if Necessary, Regarding the November Golf Association Report.

John Mangini gave the report, a copy of which is attached to these minutes. He stated November had been pretty good at the course. They had another night tourney, which was successful. He stated there was an issue regarding the personal property tax on the equipment and carts leased from Wells Fargo. Schneider stated according to the lease agreement, the Golf Association is responsible for the property tax.

Curtiss Schonenburg stated he and some others had been working on a strategic plan for the golf course, and he would like to address Council regarding their recommendations. A copy of the plan is attached to these minutes. Schonenburg relayed the recommendations for some infrastructure improvements, and the possibility for a 4B revenue grant through the CCIDC. He also discussed the fee structure and ideas to help generate new revenue. Mayor Dungen thanked Schonenburg for the

group's input. Councilman Rankin stated he has always felt the need to focus on increasing membership. Schonenburg stated they have some ideas for increasing, especially female, memberships. Reciprocal agreements with other courses were also discussed.

No action was required.

9. Items from Councilmembers.²

Councilman Cummings – None

Councilwoman Gobert – None

Councilman Swindle – None

Councilman Hernandez – None

Councilman Rankin – None

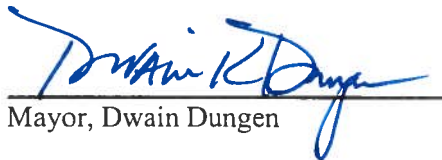
Mayor Dungen – None

10. Announcements.

The next meeting will be at noon on Thursday the 21st. Schneider stated the Christmas Party would be Friday night at 6:00 p.m.

11. Adjournment.

The Mayor adjourned the meeting at 7:02 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 council members 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.

