

The City Council of the City of Columbus, Texas met in regular session on Monday, August 12, 2024, at 5:30 PM, in the Council Chambers of City Hall located at 605 Spring St., Columbus, Texas, with the following present:

Mayor – Lori An Gobert

Mayor Pro Tem – Chuck Rankin

Councilman – Keith Cummings

Councilman – Ronny Daley

Councilwoman – Paige Sciba

Councilman – Michael Ridlen

City Manager – Donald Warschak

City Secretary – Bana Schneider

Assistant City Secretary – Dinah Jacobs

Other City Staff present included:

Police Chief – Skip Edman Code Enforcement – Richard LaCourse Library Director – Susan Chandler

1. Call to Order

Mayor Lori An Gobert called the meeting to order at 5:30 p.m.

2. Pledge of Allegiance and Invocation

Gobert led the pledge and invocation.

3. Consent Agenda:

Motion to approve the consent agenda as presented.

Moved by: Ronny Daley Seconded by: Keith Cummings

Aye

Michael Ridlen, Paige Sciba, Chuck Rankin, Keith Cummings, and Ronny Daley

Carried 5-0

- 3.1 Approval of Invoices 20240812.pdf @
- 3.2 Approval of Financial Statements:

FEBRUARY 2024.pdf

MARCH 2024.pdf

APRIL 2024.pdf

4. Consideration and Action to Approve Invoices for Columbus Tire (Sciba Corporation).

COLUMBUS TIRE_20240812.pdf @

Motion to approve the Columbus Tire invoices as presented.

Moved by: Chuck Rankin
Seconded by: Keith Cummings

Aye Michael Ridlen, Chuck Rankin, Keith Cummings, and Ronny

Daley

Abstain Paige Sciba

Carried 4-0

5. Citizens' Presentations and Comments¹

Citizens requested to speak at respective agenda items.

6. City Manager's Report Including Sales Tax, TxDOT Projects and City Projects Updates, and the

WWTP Permit Renewal. CM REPORT 20240812.pdf

City Manager, Donald Warschak, gave his report. A copy is attached to these minutes.

Councilman Cummings asked who would be installing the playground equipment. Warschak stated the City would be.

7. Consideration and Action to Approve the Use of the City Swimming Pool by the Columbus High School Swim Team During the Months of August, September and October.

Swim team coach, Drew Leopold, made the request to Council.

Motion to approve the use of the City Pool by the high school swim team.

Moved by: Paige Sciba
Seconded by: Michael Ridlen

Aye Michael Ridlen, Paige Sciba, Chuck Rankin, Keith Cummings,

and Ronny Daley

Carried 5-0

8. Consideration and Action to Approve the Closure of Legion Drive from the Large Memorial Entrance Gate to Legion Circle for all Varsity, Sub-Varsity and Junior High Home Football Games as well as any Play-off Games Hosted at the Stadium as Requested by Columbus Independent

School District. 2024 FOOTBALL SCHEDULE.pdf

Motion to approve the closures as presented.

Moved by: Paige Sciba
Seconded by: Chuck Rankin

Carried 5-0

9. Public Hearing Regarding the Planning & Zoning Commission's Recommendation Concerning Central Mixing Plant for Cement, Mortar, Plaster or Paving Materials in the Industrial Zoning

District. P&Z_RECOMMENDATION.pdf @

Public Hearing was opened at 5:38 p.m.

CCIDC President, Bruce Tesch, addressed Council regarding the proposed plant and P&Z's approval

Bob Parish stated a concrete batch plant is hazardous, produces silicosis and is very noisy. They do create an environmental impact. He asked Council to vote this down because it will be devastating to surrounding neighbors and the fairgrounds

Charles Wenske stated he is concerned about dust because the pipe yard is supposed to be watered down to control it, but it is never done.

JD and Carrie Foster stated their main concern is traffic; Great Southern Wood is creating a lot of traffic and now adding concrete trucks will compound a bad situation with no traffic control.

Matthew Guthmann agreed with all of the other comments stating his main concern is traffic as well; suggested requesting TxDOT create a turning lane.

There was some discussion regarding the ingress and egress of the county road residents. Councilman Ridlen questioned whether anyone had approached the County about the situation.

Chris Christensen asked Council to table this for a month. He has a lot of questions about meetings and the status of minutes noting none had been published because minutes not been approved yet. He asked if this company had an air quality permit? Tesch stated they have to own the property before they can apply for a permit.

There was further discussion regarding the procedure for Planning and Zoning review and why the ordinance calls for such review as well as how the meetings and public hearings are scheduled and publicized.

Tesch also said TxDOT has been advised about this facility.

Warschak stated he has previously worked with TxDOT regarding traffic, and the shoulder is sufficient to flow traffic onto and off of the highway. He also explained how the frontage road was designed to handle the heavy flow of traffic.

Gobert stated this is a single transaction variance or allowance; if the company sells off any part of the property, it comes back for the full approval process.

Christensen reiterated his suggestion for tabling this item.

Gobert closed the public hearing at 6:03 p.m.

 Consideration and Action Regarding the Recommendation and Report from Planning & Zoning Concerning Central Mixing Plant for Cement, Mortar, Plaster or Paving Materials in the Industrial Zoning District.

Councilman Cummings stated he felt this item should be tabled.

Councilman Rankin feels Council should move forward; the intent of the restrictions was to make sure no noxious plants could be located at the park;

Gobert asked what will be different next month if the item is tabled? She stated P & Z met, held a public hearing, deliberated and made a recommendation.

Rankin stated he had a vested interest in this decision. We tried to sell this property 18 years ago. It failed to go thru, and it has stayed vacant all these years. This is a new and viable opportunity for economic development for the City.

Motion to approve the recommendation from P & Z to allow this central mixing plant.

Moved by: Chuck Rankin
Seconded by: Michael Ridlen

Aye

Michael Ridlen, Paige Sciba, Chuck Rankin, and Ronny Daley

Nay

Keith Cummings

2024 Financial Audit. AUDIT ENGAGEMENT LETTER 2024.pdf

Carried 4-1

11. Consideration and Action to Approve an Engagement Letter with Patillo, Brown & Hill for the

Motion to approve the engagement letter.

Moved by: Paige Sciba Seconded by: Chuck Rankin

Aye

Michael Ridlen, Paige Sciba, Chuck Rankin, Keith Cummings,

and Ronny Daley

Carried 5-0

12. Consideration and Action Regarding Proposed Revisions to the City's Personnel Policy and

Procedures Manual. PROPOSED PERSONNEL POLICY REVISIONS 20240812.pdf

Assistant City Secretary/HR Manager, Dinah Jacobs, explained the reasons for the suggested changes. Comp time amendment to be reviewed at a future meeting with further information and

recommendation from admin..

Motion to approve the handbook amendments except for the comp time change.

Moved by: Chuck Rankin Seconded by: Paige Sciba

Aye

 $\label{thm:michael Ridlen} \textbf{Michael Ridlen}, \textbf{Paige Sciba}, \textbf{Chuck Rankin}, \textbf{Keith Cummings},$

and Ronny Daley

Carried 5-0

13. Consideration and Action, if Necessary, Regarding the July 2024 Golf Association Report.

GOLF JULY 2024.pdf

City Secretary, Bana Schneider, reviewed the report with Council.

No action was needed.

14. Consideration and Action to Approve a Constitution Week Proclamation as Requested by the DAR.

Motion to approve the proclamation.

Moved by: Keith Cummings Seconded by: Chuck Rankin

Aye

Michael Ridlen, Paige Sciba, Chuck Rankin, Keith Cummings,

and Ronny Daley

Carried 5-0

15. Discussion of Budget Workshop:

Utility Fund

Wish List - still under review

Becky Nutt was present on behalf of the Chamber regarding their proposed request.

Susan Chandler was present on behalf of the Library regarding their proposed budget.

Council gave input regarding the new budget software and the reports that were made available.

16. Items from Councilmembers²

Cummings - none

Daley - none

Sciba - none

Ridlen - none

Rankin - none

Gobert - Loved the Olympics and the human kindness

17. Announcements

There were none.

18. Adjournment

With no further business, the meeting was adjourned at 7:09 p.m.

Lori An Gobert, Mayor

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.