

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

The Columbus Community & Industrial Development Corporation met in Regular session on Monday, September 20, 2021, at 5:30 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 (absent)
Vice President	-	Andy Nunmaker
Treasurer	-	Dwain Dungen (arrived 5:35 p.m.)
Secretary	-	Larry Solansky
Board Member	-	Michael Ridlen
Board Member	-	Chuck Hall
Board Member	-	Shalor Townzen
City Manager	-	Donald Warschak
Assistant City Secretary	-	Dinah Jacobs
City Secretary	-	Bana Schneider

1. Call to Order.

Vice President Andy Nunmaker called the CCIDC meeting to order at 5:30 p.m.

2. Pledge of Allegiance and Invocation.

Nunmaker led the Pledge of Allegiance and Invocation.

3. Consent Agenda:

- a) Approval of Invoices
- b) Approval of August 2021 Financial Statements
- c) Approval of Regular Meeting Minutes for August 16, 2021

There was discussion regarding the invoices.

Let the record reflect that Dwain Dungen arrived at 5:35 p.m.

Michael Ridlen made a motion to approve the consent agenda. Shalor Townzen seconded the motion. The vote was as follows:

Ayes: Solansky, Ridlen, Hall, Townzen, and Dungen
Against: Nunmaker.
Absent: Tesch

The motion passed.

4. Citizens' Presentations and Comments.

Billy Kahn thanked the Board for proceeding with the land purchase downtown. Kudos to you all. He thanked the Board for the Milam Street improvement commitment they made and hope that continues in the future. Regarding the hiring of an economic director, he stated he was disappointed it was not on this agenda and hoped the item would not be forgotten. Lastly, he stated the Chamber would not be applying for any grant funds in the upcoming fiscal year. They will be requesting tourism dollars.

5. City Manager's Report: Sales Tax.

City Manager, Donald Warschak, gave the report on sales tax. A copy of the report is attached to these minutes. Warschak stated sales tax for September was up compared to the same time period last year.

The sales tax portion for CCIDC was \$49,498.51, compared to \$44,853.15 last year. The County saw a decrease, while the Cities of Eagle Lake and Weimar saw increases.

6. Discussion and Action, if necessary, to approve the 2021-2022 CCIDC Budget.

City Secretary, Bana Schneider, stated the new proposed budget is separate from the packet. It reflects the land purchase and the amount previously in the real estate land transaction line item. The earnest money expenditure is also now reflected to look more like expenditures will be.

Shalor Townzen made a motion to approve the 2021-2022 budget. Chuck Hall seconded the motion. The vote was as follows:

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

The motion passed.

7. Discussion and Action, if necessary, to approve an advertising option presented by Larry Solansky.

Solansky received an additional point of contact for advertising and wished to table the item until he can gather additional information.

8. Discussion regarding the SEO monthly report.

Solansky gave an update on the August report and the phone numbers.

9. Discussion and Action, if necessary, regarding the Rail Spur Agreement with Enterprise Crude Pipeline, LLC.

Warschak stated this was previously an agreement with TG Mercer. Enterprise assumed the agreement. There was discussion to increase the agreement fee.

Michael Ridlen made a motion to approve increasing the agreement price to \$3,500/year. Larry Solansky seconded the motion. The vote was as follows:

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

The motion passed.

10. Discussion and Action, if necessary, to approve a negotiation agreement with Great Southern Wood.

No action was needed.

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

There was only one company, but there was nothing at the industrial park to fit their needs.

12. 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.

13. 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.


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

None.

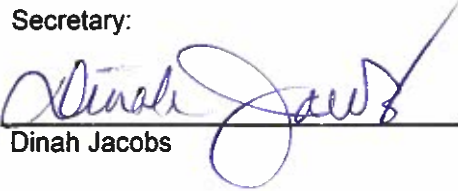
13. Adjournment.

With no further discussion or comments, Nunmaker adjourned the meeting at 5:58 p.m.

President:


Bruce Tesch

Attest
Secretary:


Dinah Jacobs