BOARD OF WORKS
TUESDAY, OCTOBER 13, 2026
5:00 P.M.

Mayor Ryan Daniel – Absent
Clerk Treasurer Leslee Robinson – Present
Attorney Marcia McNagny – Absent
Daniel Weigold – Present
Lisa Smith – Present

The Columbia City Board of Works met in regular session with all members except Mayor Daniel present. Dan Weigold called the meeting to order at 5:10 p.m.

MINUTES Dan Weigold made a motion to approve the September 22, 2026 meeting minutes as presented. Lisa Smith seconded the motion, motion passed unanimously.

BID OPENING – HIGH GRASS AND RANK VEGETATION BLANKET Clerk Treasurer Leslee Robinson reported that there were no bids submitted. She shared that she has a recommendation to discuss at the next meeting.

BID OPENING – 401 S. MAIN STREET ORDINANCE VIOLATION REMOVAL Clerk Treasurer Leslee Robinson noted that this was for the Eugene Childers property. She opened and read the one bid received from Christopher Hale with Hale's Lawn Service. She reported that there were three different categories in the bid packet: bid amount for general junk and trash cleanup in the amount of $2500 minus the scrap, bid amount for the vegetation remediation and site mowing in the amount of $3500 and the bid amount for heavy debris removal and native grading in the amount of $3800 for a total bid price of $9800. She stated that the bids would be taken under advisement until the next meeting.

BID OPENING – 106 E. JACKSON STREET Clerk Treasurer Leslee Robinson opened and read bids received from D & Z Contracting for a total bid price of $3,200; Wigent Excavating for a total bid price of $2,675 and Chuck Shane Excavating for a total bid price of $4,100. She stated that the bids would be taken under advisement until the next meeting.

Craig Wagner requested copies of the bids so that he could look them over and make sure they met the requirements.

SUPERIOR AUTO – PARKING ORDINANCE EXEMPTION REQUEST Chris Reining with Superior Auto was present to request an exemption under Columbia City Code 71.06. He shared that they want to be a great partner with the city but are also looking for a fair and balanced path to get there. He stated that one of the big things is that they want to be respectful to the aesthetics of how things look along the corridor but at the same time make a viable income for themselves. He explained that they were a little bit different than the traditional auto sales; they have a unique inventory as well as legal and privacy constraints that they have to look at. He reported that they are required to have inventory segregation, which the vehicles on the backside of the building have been repossessed or turned in and those have to stay separate from

the actual inventory stock. He proceeded to talk about the paved space in front and referenced a picture that was provided to the Board. He advised that space was very limited and cuts their actual inventory of sales to under 40%, which was a huge hit to them. He noted that they do not own the building which then adds leasing constraints but for them to get in compliance would be a heavy hit. He advised that they have had contractors come in and give estimates and they were looking at anywhere from $28,000 to $41,000. He stated that they want to continue to be in the community, but their current spot was not a permanent location for them and are still trying to determine where they want to end up long term. He understood that parking was not the greatest and was just trying to find a happy medium. He advised if they do determine their current location is the right place for them to be then they will wholeheartedly do things the right way with paving.

Dan Weigold shared that he had done some research and found that about three years ago Superior Auto submitted a plan to the BZA to pave that area. He explained that if an exception is granted, then they have to grant it for everyone else, which there have been arguments in the past and why this discussion has come to light. He respected what was being said but at the same time the ordinance specifically states that there is to be no parking on the grass.

Chief Parrett shared that one of his concerns, if the exception is granted, is the care and maintenance of the grass with the cars being parked on it. He noted a big concern of the Code Enforcement Officer is the cars being parked on the unimproved area in the back and supported the Code Enforcement Officer's decision, and whatever the Board decides. He stressed that the city wants to support Superior Auto in any way we can and want that partnership but also need Superior Auto to support the city as well.

Mr. Reining explained that they have 73 locations throughout four states and when people drive onto a lot, first impressions are huge, and that includes the grass. He shared that if it is grown up or there are dead spots, that is an image they do not want their customers to see and is why they would be meticulous about moving the cars around. He felt the big thing with exceptions is to come feed the Board with their reasons why they have good cause for the exception and to see if it makes sense.

Lisa Smith referenced Mr. Reining's comment in that they were not sure if the current location was for them but yet have been there for three years. She wondered what it would take to decide if that is the location and questioned if they had been looking at other locations. Mr. Reining explained it was one of those times where they had to retain the location because they could not find something else. He advised that they were actively trying to find a different location because the current location does not make sense; they do not have garage bays or anywhere for their service detailing, and the parking lot is a funky L-shape. He stated that it was not the ideal spot, but anywhere else has fallen through so have renewed their lease for another two years. Leslee Robinson questioned when the renewal was done. Mr. Reining advised that it was two months ago.

Leslee Robinson referenced the paving proposal that was presented to the BZA more than three years ago that was approved. She mentioned, at that point, there were intentions of probably staying at that location and questioned why they did not move forward with the rezone at that

time. Mr. Reining advised that he was not with the company at that time so unfortunately could not speak to everything and only knew of the intentions that were relayed to him. He reported that there were intentions of either adding or converting part of the building to a garage, but it was obviously never done and felt that has caused the backtracking as to if this was where they wanted to be.

Dan Weigold shared that he was struggling with going against the ordinance. He felt if it is decided that this is the location to remain at and everything gets paved but then something changes then we are left with a big parking lot and a house. He expressed that when Superior Auto first moved to that location, he was hopeful it would work out but since there is still potential that they may move is partly why he would deny the request. Lisa Smith agreed that she was leaning the same way just because three years ago they were given the exception, but nothing has been done. She advised that there has been time to make that decision of whether to stay at that location or not and was just not sure that the Board making an exception would be a positive move.

Mr. Reining shared that they would like to be able to maintain to where they can still function as a viable business for the next year or two until they are able to find a different location or determine that they are just going to buy the building at the current location and make the needed changes they were wanting to do before.

Leslee Robinson referenced the layout of their parking lot and noticed that there were three spots reserved for employee parking right outside the front door. She did not feel that was very customer friendly and felt they could create more spots for their vehicles if they would move the employee parking. She suggested talking with the owner of the parking lot beside their location to see if they would allow the employees to park in that lot. Mr. Reining understood there to be a conflict there and have been told by the GM that they could not park over there. He advised that he was trying to piece things together and thought there may have been some infringement issues previously that triggered some bad feelings.

Dan Weigold made a motion to deny the exception as presented and to stay with the ordinance that is in place. Lisa Smith seconded the motion, motion passed unanimously.

PAY REQUEST #1 – FLEMING EXCAVATING – WESTGATE Leslee Robinson reported this was for the roadwork out at Westgate. She advised that Chip Hill had reviewed the request and recommended approval by the Board.

Dan Weigold made a motion to pay the Westgate Roadway Reconstruction Phase 3 DES# 2600736 in the amount of $425,703.79 as presented. Lisa Smith seconded the motion, motion passed unanimously.

BILLS Lisa Smith made a motion to pay all accounts payable in the amount of $737,740.95 from the allowance of accounts payable vouchers dated October 13, 2026 for checks. Dan Weigold seconded the motion, motion passed unanimously.

Lisa Smith made a motion to pay all accounts payable in the amount of $643,596.59 from the allowance of accounts payable vouchers dated October 13, 2026 for EFT payments. Dan Weigold seconded the motion, motion passed unanimously.

Lisa Smith made a motion to pay all accounts payable in the amount of $3,016.93 from the allowance of accounts payable vouchers dated October 13,2026 for meter deposits and credits. Dan Weigold seconded the motion, motion passed unanimously.

PAYROLL Lisa Smith made a motion to pay all accounts payable except overtime in the amount of $282,260.89 plus overtime in the amount of $10,347.29 for a total of $292,608.18 for the pay file ending October 2, 2026. Dan Weigold seconded the motion, motion passed unanimously.

Lisa Smith made a motion to pay all accounts payable except overtime in the amount of $299,383.65 plus overtime in the amount of $10,872.96 for the pay file ending September 18, 2026 for a total of $310,256.61. Dan Weigold seconded the motion, motion passed unanimously.

DEPARTMENT REPORTS **Matt Heiden** – mother/son event almost sold out, preparing for winter, closing pickleball courts the week of November 2nd and installing new playground climbing wall at Morsches Park tomorrow. **Mike Shoda** – Well 7 is back in service. **Gary Parrett** – officers at academy are doing well, received 29 applications for their open positions with testing on October 24, preparing for Skeleton Festival and numerous school tours, Dispatch is running well.

Having no further business to discuss, Dan Weigold called the meeting adjourned.

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Dan Weigold

Attest:

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Clerk Treasurer Leslee Robinson