

Planning and Zoning Commission  
June 15, 2021

The Waxahachie Planning & Zoning Commission held a briefing session on Tuesday, June 15, 2021 at 6:30 p.m. in the City Council Conference Room at 401 S. Rogers St., Waxahachie, TX.

Members Present: Rick Keeler, Chairman  
Melissa Ballard, Vice Chairman  
Betty Square Coleman  
Bonney Ramsey  
Jim Phillips  
David Hudgins

Member Absent: Erik Test

Others Present: Shon Brooks, Director of Planning  
Colby Collins, Planning Manager  
Chris Webb, Planner  
Macey Martinez, Graduate Engineer  
Tommy Ludwig, Assistant City Manager  
Amber Villarreal, City Secretary

**1. Call to Order**

Chairman Rick Keeler called the meeting to order.

**2. Conduct a briefing to discuss items for the 7:00 p.m. regular meeting**

Planner Chris Webb reviewed the following case:

- SUB-66-2021, staff recommended approval of plat as presented.

Ms. Betty Square Coleman noted the condition of Rosa Street needs attention.

Planning Manager Colby Collins reviewed the following cases:

- ZDC-60-2021, the applicant requested to continue to the July 13, 2021 Planning & Zoning Commission meeting.
- ZDC-67-2021, staff recommended approval with a Development Agreement.
- ZDC-68-2021, Mr. Collins explained the applicant is requesting to revise the approved Planned Development to allow for an additional 2,000 sq. ft. retail building. Staff updated their recommendation from denial to approval, with a Development Agreement, due to the applicant removing the proposed drive-thru at the additional retail building. Mr. Collins also noted the dumpsters will be relocated from the easements on the property.

**3. Adjourn**

There being no further business, the meeting adjourned at 6:47 p.m.

Respectfully submitted,  
Amber Villarreal, City Secretary