

City Council
May 2, 2022

A briefing session of the Mayor and City Council of the City of Waxahachie, Texas was held in the City Council Conference Room at City Hall, 401 S. Rogers, Waxahachie, Texas, on Monday, May 2, 2022 at 6:00 p.m.

Council Members Present: Doug Barnes, Mayor, Council Member Place 2
Billie Wallace, Mayor Pro Tem, Council Member Place 4
David Hill, Council Member Place 1
Melissa Olson, Council Member Place 3
Travis Smith, Council Member Place 5

Others Present: Michael Scott, City Manager
Albert Lawrence, Deputy City Manager
Gumaro Martinez, Executive Director Park & Leisure Services
Richard Abernethy, Director of Administrative Services
Robert Brown, City Attorney
Amber Villarreal, City Secretary

1. Call to Order

Mayor Doug Barnes called the meeting to order.

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

City Manager Michael Scott reviewed the following agenda items:

- Item 5d, approving event application for Outdoor Christian Music Concerts to be held May 11, 18, and 25, 2022.
- Item 5e, approving event application for Spring into Summer event to be held May 14, 2022.
- Item 5f, approving event application for 80's Choir Concert to be held May 14, 2022
- Item 5g, approving event application for NAGAAA Gay Softball World Series to be held August 30-September 3, 2022.
- Item 5h, approving event application for Shelby Flowers Memorial Give Back & Community event to be held July 3, 2022.
- Item 6, proclamation proclaiming May 2022 as National Preservation Month.
- Item 7, proclamation proclaiming May 15-21, 2022 as Nation Public Works Week.
- Item 8, resolution approving the form and authorizing the distribution of a Preliminary Limited Offering Memorandum for City of Waxahachie, Texas, Special Assessment Revenue Bonds, Series 2022 (North Grove Public Improvement District Improvement Areas #2-3 Project).

Marti Shew, Hilltop Securities, explained the bonds will be paid through PID assessments in the designated areas. She provided an overview of estimated assessments noting the final bond pricing will be presented to City Council for approval on May 16th.

City Attorney Robert Brown clarified the issuance is not City debt and will not be paid at the expense of the City, other than the use of staff's time.

- Item 18, requesting approval of a reimbursement Resolution for the purchase of Fire Truck 1 as discussed at the City Council retreat.
- Item 19, mid-year request for an Animal Shelter Kennel Attendant and related supplemental appropriation to fund for the remainder of FY22.

Jennifer Pruitt, Senior Director of Planning, reviewed the following agenda items:

- SUB-139-2021, the applicant is requesting to plat the subject property into four (4) lots for single-family residential use. Ms. Pruitt noted the applicant is also requesting a variance for a Petition for Hardship Waiver requiring the applicant to provide a 40' right-of-way (ROW) dedication in conformance with the City's Thoroughfare Plan on the eastern property line; however, the applicant is seeking a variance due to existing structures located in the ROW dedication. Based on the variance request, staff recommends disapproval.
- ZDC-27-2022, the applicant is requesting approval of a Planned Development District to allow for a single-family residential development on approximately 150.6 acres. Staff recommends approval per staff comments. Ms. Pruitt noted the subject property will develop one-acre minimum lots, offer various architectural styles to minimize duplication and will meet or exceed all single-family-1 requirements.
- ANX-DNX-14-2022, the applicant is requesting approval of a voluntary annexation of approximately 19.25 acres located in the William Irwin Survey, Abstract No. 545, at 823 Ovilla Road. She explained the voluntary annexation request accompanies ZDC-7-2022 and approval of the annexation is contingent upon the approval of the zoning request.
- ZDC-7-2022, the applicant is requesting approval of a Planned Development to allow development of single-family homes, townhomes, and park/open space on 153.7 acres. Ms. Pruitt explained the applicant is requesting a Zoning Change from Single Family-1 zoning district to Planned Development-Single Family-3 zoning district and approval of the Zoning Change is contingent upon approval of the proposed annexation case for this property. Ms. Pruitt presented variance requests by the applicant, including park dedication requirement, Impact Fees requirement, and TxDOT land donation. Staff recommends approval per staff comments.

Council Members discussed the applicant's variance requests, connectivity, and impact on traffic in the area.

Assistant Police Chief Joe Wiser, reviewed Item 20 noting the amended Ordinance simplifies the renewal process and updates some of the language related to handbill distribution.

Richard Abernethy, Director of Administrative Services, reviewed Item 21 explaining the request to approve an architectural services contract with Architexas and related supplemental appropriation in the amount of \$154,200 for the renovation and remodel of City Hall.

3. Adjourn

There being no further business, the meeting adjourned at 6:56 p.m.

Respectfully submitted,

Amber Villarreal
City Secretary