

Waxahachie Community Development Corporation

July 12, 2022

A regular meeting of the Waxahachie Community Development Corporation (WCDC) was held in the Council Chamber at City Hall, 401 S. Rogers, Waxahachie, Texas on Tuesday, July 12, 2022 at 3:00 p.m.

Members Present: Daniel Morton, President
Bob Lynn, Vice President
David Hill, Mayor
Michael Scott, City Manager
David McSpadden

Member Absent: Elizabeth Tull

Ex-Officio Chad Tustison, Director of Finance
Members Present: Kevin Strength, President/CEO Chamber of Commerce

Ex-Officio
Member Absent: Amber Villarreal, City Secretary

Others Present: Laurie Mosley, Director of Convention & Visitors Bureau
April Ortiz, Civic Center Director
Brad Barnes, Assistant Parks & Recreation Director
James Villarreal, Assistant Director Sports Complex
Clarice Crocker, Records Coordinator

1. Call to Order

President Dan Morton called the meeting to order.

2. Public Comments

None

3. Approval of minutes of the Waxahachie Community Development Corporation regular meeting of May 10, 2022

Action:

Mr. David McSpadden moved to approve minutes of the WCDC regular meeting of May 10, 2022. Vice President Bob Lynn seconded, All Ayes.

4. Consider Waxahachie Community Development Corporation Annual Financial Report for year ended September 30, 2021

Finance Director Chad Tustison reviewed the Annual Financial Report noting the Auditor's opinion: the financial statements present fairly, in all material respects. He reported as of the close of the current fiscal year, the unassigned fund balance for the Corporation's General Fund was \$3,602,324.

Action:

President Dan Morton moved to accept the Waxahachie Community Development Corporation Annual Financial Report as written. City Manager Michael Scott seconded, All Ayes.

5. Discuss and consider Waxahachie Community Development Corporation Fiscal Year 2023 Budget

Mr. Tustison presented the proposed draft budget for Fiscal Year 2023. He noted the projected revenue is \$7,669,700 and total expenses are \$6,748,450. Mr. Tustison reviewed the sales tax collection history and noted the year end estimate is \$6.6 million, approximately ten percent over the current budget. The sales tax is currently trending 18% over the prior year and based on population growth and inflation factors, he is recommending a growth of 4.5% over the year end estimate, going into 2023. He reviewed the program enhancement costs for the Sports Complex, Civic Center, and Community Beautification. The FY 2023 ending balance is projected at \$3,607.272, after 95 days operating reserve met. Mr. Tustison also reviewed the FY 2022 end of year estimates and Hotel Motel Tax Fund.

Action:

Mr. David McSpadden moved to approve the Waxahachie Community Development Corporation Fiscal Year 2023 Budget. Vice President Bob Lynn seconded, All Ayes.

6. Hear update of activities from Convention & Visitors Bureau Director

Convention and Visitors Bureau Director Laurie Mosley provided an update on past events, including Headphone Disco, Gingerbread Trail Home Tour, Railyard Nights Concert Series, and Crape Myrtle Festival. Ms. Mosley noted the Crape Myrtle Festival was picked to be the lead story on an e-blast by Texas Highways magazine. She gave a brief update on advertising and social media, and events coming up, stating Staff is busy working on plans for September and October events: Stampede of Speed, C10s in the Park, and Cowboy Poet Gathering.

Mr. David McSpadden asked what bigger events can be planned to attract people to Waxahachie. Ms. Mosley noted collaborating with other events, like Texas Country Reporter Festival and Stampede of Speed, allows them to bring a larger audience to the city.

President Morton provided feedback from an attendee who enjoyed the music series; however, due to the heat they would like to see the event take place in the Fall with cooler weather.

Mr. McSpadden inquired if they keep an attendance record for events and Ms. Mosley confirmed that Ms. Skistimas keeps record of that information noting she had a copy with her at the meeting.

7. Hear update of activities at the Civic Center

Civic Center Director April Ortiz reported events are increasing, ranging between 40-50 events every month, noting they are getting back to pre-Covid numbers and she reviewed upcoming events at the Civic Center. Staff is starting to plan for the Bridal Extravaganza in September and the Daddy Daughter Dance in February. Ms. Ortiz stated the part time Event Coordinator position was filled and noted there are positions open for the set-up crew. She gave an update on the restroom and dressing room renovation noting the demo is complete and they are currently working on the west set of restrooms and the small Brides Room.

8. Hear update of Community Beautification

Assistant Parks and Recreation Director Brad Barnes reviewed the following current projects: Broadhead Road Medians 4 and 5, and Parks School House Road Medians 3 and 4. He noted irrigation will be installed for the medians, soil conditioned, sod installed, and the contractor will construct the flower beds and plant the flowers for both current projects. The Broadhead Road Medians estimated completion date is end of July, and the Parks School House Road Medians estimated completion date is end of August. He noted the median at Hwy 77/Ferris Avenue is complete.

President Morton asked about the trees at Chapman Park. Mr. Barnes stated the issue is being addressed noting it was an irrigation issue and the backflow preventer was turned off.

Mr. McSpadden mentioned the connection of the Wags-A-Hachie Dog Park with the Farmers Market. Mr. Barnes noted the connection is complete and connects from the front parking lot of the Farmers Market, on the side of the Farmers Market, to the sidewalk that runs on the south side of the dog park.

City Manager Michael Scott complimented Staff on the excellent job they did on the parking lot south of town and how nice the flowers look.

Mr. McSpadden noted he would like to formally request City Staff to prioritize adding a skate park and encouraged Staff to investigate different ideas. He expressed his support in WCDC funding this project. Mr. Scott suggested that the skate park be added to the 5-year plan and can weigh it against the priorities already identified. President Morton stated that it can be discussed in an upcoming meeting.

9. Hear update of activities at the Sports Complex

Assistant Director of Sports Complex James Villarreal reviewed the tournament schedule noting how recent tournaments have brought teams from out of state and noted they enjoyed the Sports Complex. Mr. Villarreal voiced his appreciation to the Corporation for their support. He gave an update on the following projects: half-way through the 4-year synthetic turf improvement plan, all six softball fields are complete, and will begin on the baseball field next year. The asphalt for the running track is in, waiting for the rubber and for it to be striped, noting the glue is delayed in shipping. The completion date for this project is estimated to be July 29th. Mr. Villarreal discussed the Hike and Bike Trail Improvements mile markers, noting stone was used to build a small column and it is less likely to get damaged. He reviewed two tournaments that will be taking place at the Sports Complex: North American Gay Amateur Athletic Alliance (NAGAAA) Softball Tournament at the end of August, and Keepers of the Peace Tournament will return September 10th – 11th.

President Morton inquired about the feedback Mr. Villarreal receives from teams using the turf field. Mr. Villarreal stated they love it and provided positive benefits of having the turf.

President Morton stated he has received compliments regarding the wrought iron fencing and stone.

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10. Adjourn

There being no further business, President Dan Morton moved the meeting adjourn at 3:53 p.m. Mr. David McSpadden seconded, All Ayes.

Respectfully submitted,

Clarice Crocker
Records Coordinator