

Planning and Zoning Commission
November 14, 2023

The Waxahachie Planning & Zoning Commission held a regular meeting on Tuesday, November 14, 2023 at 7:00 p.m. at the Waxahachie Civic Center, 2000 Civic Center Lane, Meeting Rooms A and B, Waxahachie, Texas.

Members Present: Rick Keeler, Chairman
Bonney Ramsey
David Hudgins
Ron Ansell
Adrian Cooper
Marlene Norcross

Member Absent: Erik Test, Vice Chairman

Others Present: Jennifer Pruitt, Senior Director of Planning
Zack King, Senior Planner
Amber Villarreal, City Secretary
Chris Wright, Council Representative

1. **Call to Order**
2. **Invocation**

Chairman Rick Keeler called the meeting to order and gave the invocation.

3. **Public Comments**

None.

4. **Consider minutes of the regular Planning & Zoning Commission Meeting of October 24, 2023**

Action:

Bonney Ramsey moved to approve the minutes of the regular Planning & Zoning Commission Meeting of October 24, 2023 as presented. Motion was seconded by David Hudgins and carried unanimously (6-0).

5. **Public Hearing on a request by Katy Dockery, HKS Inc., for a Site Plan for the Baylor Scott & White Hospital Tower Expansion II, located at 2400 N Interstate 35E (Property ID: 180334) – Owner: Baylor Health Care System (SP-141-2023) Staff: Zack King**

The Item was presented by Senior Planner Zack King and applicant Mark Fryer requested approval.

Chairman Keeler opened the Public Hearing at approximately 7:13 p.m.

Those who spoke in favor:

Betty Square Coleman, 116 Bradshaw, Waxahachie, Texas

There being no others to speak for or against SP-141-2023, Chairman Keeler closed the Public Hearing at approximately 7:16 p.m.

6. Consider recommendation of Site Plan No. SP-141-2023

Action:

Bonney Ramsey moved to recommend approval of SP-141-2023, a Site Plan for Baylor Scott & White Hospital Tower Expansion II, subject to the conditions of the staff report. Motion was seconded by David Hudgins and carried unanimously (6-0).

7. Public Hearing on a request by Maxwell Fisher, ZoneDev, for an Amendment to Ordinance 2281 to allow for revised development standards and a detailed site plan within an approved Planned Development located southwest of the intersection of FM 878 and FM 879 (Property ID: 290675) – Owner: ASD Waxi Fee Owner LLC (ZDC-69-2023) Staff: Zack King

Chairman Keeler announced the applicant requested to continue the Public Hearing to the November 29, 2023 Planning and Zoning Commission meeting.

Action:

Ron Ansell moved to continue the Public Hearing for ZDC-69-2023 to the November 29, 2023 Planning and Zoning Commission meeting. Motion was seconded by David Hudgins and carried unanimously (6-0).

8. Consider recommendation of Zoning Change No. ZDC-69-2023

No action taken.

9. Adjourn

There being no further business, the meeting adjourned at 7:18 p.m.

Respectfully submitted,

Amber Villarreal
City Secretary