

MINUTES

A meeting of the **Heritage Preservation Commission** of the City of Waxahachie, Texas was held in the City Council Conference Room at City Hall, 401 S. Rogers on **Thursday, September 12, 2019** at **5:30 p.m.**

Heritage Preservation Commission Members present: Becky Kauffman
Louis Brown
Shannon Simpson
Glinda Felty
Peggy Crabtree
Curtiss Thompson
Jeff Smith

Planning & Zoning Liaison: Bonney Ramsey
Heritage Preservation Officer: Anita Simpson
City Council Liaison: Mary Lou Shipley

Guests: Andrew Branca, Michael Scott, Albert Lawrence, Chelsey Gordon

1. Call to Order

Becky Kauffman called the meeting to order at 5:30 p.m.

2. Public Comments—none made

3. Approve minutes of meetings held August 8, 2019

Peggy Crabtree made a motion to approve the minutes of the meetings held on August 8, 2019. The motion was seconded by Jeff Smith. **All ayes.**

4. Hear presentation from Michael Scott regarding city owned buildings

Michael thanked the Commission for their work on behalf of the city. He then talked about the tremendous growth both the city and city staff are experiencing. With the urgent need for a city annex Architexas was hired to evaluate the building at 406 S. Rogers for that use. To rehab the building would be over 5 million dollars and it would be occupied at capacity immediately on moving in with no room for future growth. That is not a good use of resources. Second option was to take down the building at 410 S. Rogers and build a new facility but that leaves the Farmers Market without a home and still a building on site that is basically unusable. Michael asked if the Commission would consider allowing the city to raze both buildings on that site in order to develop a plan that would incorporate several other needs with a new city annex. The goal is to make the entire site an asset to downtown and to design facilities that are in keeping with the historic character of downtown. There was a lot of discussion including weighing the benefits and drawbacks of the plan to demolish both buildings—one with historical value and one without historical value. There was also discussion about possible alternatives to the plan. After vetting all options the Commission responded that they accept what needs to happen and will work with Architexas to develop an appropriate design for the new structure(s).

5. Discuss and prioritize preservation projects for upcoming year

Anita distributed copies of the draft letter to send owners of properties listed as high priority and recommended for local landmark designation in the 2016 HHM downtown survey. There were some revision made and Anita was instructed to let someone removed from the program read the letter for clarity and completeness. After revisions are done she is to send the new version to the Commission for approval. The board would also like to notify owners of NRHP identified properties that they can apply for that designation. Anita will draft a letter to that affect. Glinda Felty talked about having brochures that explain our processes. Shannon has updated the file and Anita provided some printed copies. The ones done on the city hall printer did not come out clear so Shannon will reprint directly from his original file. Anita will provide the rest of the paper she purchased for this project.

6. Comments by Commission members and Heritage Preservation Officer

The board presented Louis Brown with a card and gift on his retirement from the Commission. It was suggested that notice to apply to serve on city boards and commissions be posted on water bills.

7. Adjourn

A motion to adjourn was made by Shannon Simpson and seconded by Louis Brown. **All ayes.** Meeting adjourned at 6:36 pm.

Respectfully submitted by Anita Simpson