

# **A G E N D A**

A meeting of the Heritage Preservation Commission of the City of Waxahachie, Texas to be held in the City Council Chambers at City Hall, 401 S. Rogers Street on **October 10, 2019 at 5:30 p.m.**

Heritage Preservation Commission Members:      Becky Kauffman  
Shannon Simpson  
Peggy Crabtree  
Glinda Felty  
Curtiss Thompson  
Jeff Smith  
Whitney Spillman

Planning & Zoning Commission Liaison:      Bonney Ramsey

Heritage Preservation Officer:      Anita Simpson

City Council Liaison:      Mary Lou Shipley

1. Call to Order & Welcome new board member
2. **Public Comments:** Persons may address the Heritage Preservation Commission on any issues. This is the appropriate time for citizens to address the Heritage Preservation Commission on any concern whether on this agenda or not. In accordance with the State of Texas Open Meetings Act, the Heritage Preservation Commission may not comment or deliberate such statements during this period, except as authorized by Section 551.042, Texas Government Code.
3. Approve minutes of meeting held September 12, 2019
4. Consider plans for 1001 W. Main Street
5. Review packet for local landmark designation correspondence and new renewal letter
6. Comments by Commission members and Heritage Preservation Officer
7. Adjourn

This meeting location is wheelchair-accessible. Parking for mobility impaired persons is available. Any request for sign interpretive services must be made forty-eight hours ahead of the meeting. To make arrangements, call the City Secretary at 469/309-4005 or (TDD) 1-800-RELAY TX.

***Notice of Potential Quorum***  
***One or more members of the Waxahachie City Council may be present at this meeting.***  
***No action will be taken by the City Council at this meeting.***

**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*