

A G E N D A

A regular meeting of the Waxahachie Community Development Corporation to be held on **Tuesday, October 15, 2019 at 3:00 p.m.** in the Council Chamber, 401 South Rogers, Waxahachie, Texas.

Board Members: Daniel Morton, President
David Hill, Mayor
Michael Scott, City Manager
Bob Lynn
Judy Demoney
Elizabeth Tull
David McSpadden

Ex-Officio Members: Lori Cartwright, City Secretary
Charles Harris, Director of Finance
Sandy King, President/CEO Chamber of Commerce

1. Call to Order
2. **Public Comments:** Persons may address the Waxahachie Community Development Corporation on any issues. This is the appropriate time for citizens to address the Corporation on any concern whether on this agenda or not. In accordance with the State of Texas Open Meetings Act, the Corporation may not comment or deliberate such statements during this period, except as authorized by Section 551.042, Texas Government Code.
3. Reorganize the Board
4. Approval of minutes of the Waxahachie Community Development Corporation meeting of August 20, 2019
5. Consider grant request by Brian Lance for Optimist Club swimming pool remodel
6. Hear update of activities from Convention & Visitors Bureau Director and update on the Railyard Park
7. Hear update of activities at the Civic Center
8. Hear update of Community Beautification
9. Hear update of activities at the Sports Complex
10. Adjourn

The Board of Directors of the Waxahachie Community Development Corporation reserves the right to go into Executive Session on any posted item.

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-RELAYTX.

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.

Waxahachie Community Development Corporation (4)
August 20, 2019

A regular meeting of the Waxahachie Community Development Corporation was held on Tuesday, August 20, 2019 at 3:00 p.m. in the Council Chamber, 401 South Rogers, Waxahachie, Texas.

Members Present: Daniel Morton, President
John Sanders, Vice President
Mike Ramsey
David Hill, Mayor
Michael Scott, City Manager
Bob Lynn
Layne Ballard

Ex-Officio Members Present: Lori Cartwright, City Secretary
Charles Harris, Director of Finance

Ex-Officio Member Absent: Sandy King, President/CEO Chamber of Commerce

Others Present: Laurie Mosley, Director of Convention & Visitors Bureau
April Ortiz, Civic Center Director
James Villarreal, Recreational Superintendent
Chris Seale, Horticulturist

1. Call to Order

President Dan Morton called the meeting to order.

2. Approval of minutes of the Waxahachie Community Development Corporation meeting of June 11, 2019

Action:

Mayor David Hill moved to approve minutes of the WCDC meeting of June 11, 2019. Vice President John Sanders seconded, All Ayes.

3. Consider Waxahachie Community Development Corporation 2019-2020 fiscal year budget

City Manager Michael Scott stated in the budget packet the Board received included year-end numbers for the current fiscal year and how it was projected and proposed budget for fiscal year 2019-2020. He stated a number of years ago the Board embarked upon a five year Capital Replacement Plan and those numbers are in the packet as well as service enhancements.

Finance Director Charles Harris reviewed the Debt Service Fund noting the money that comes into this fund is transferred out of the Operating Fund and is a break even fund.

Mr. Harris reviewed the Hotel/Motel Tax Fund for the 2019 year-end and 2020 proposed budget. He stated for the current fiscal year it is estimated that there will be a slight surplus of approximately \$25,000 and the 2019 year-end will be over \$700,000 in reserves. Mr. Harris stated it takes the equivalent of approximately \$2,200 a day to operate this fund and explained based on those figures, it would have the equivalent of approximately 260 days of operations in reserves.

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Waxahachie Community Development Corporation
August 20, 2019
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Mr. Harris reviewed the WCDC primary fund noting to expect it to draw down its fund balance this year. He explained there will be expenditures over revenue of approximately \$787,000. Mr. Harris stated the fund will have an ending reserve of approximately \$2,243,386 and if the reserve is reduced for its replacement it will have an unallocated unrestricted fund balance of approximately \$1.6 million dollars. He stated it takes approximately \$8,400 a day of operating cost to run this fund and would have approximately 192 days of operation.

Action:

After further discussion, Mr. Layne Ballard moved to approve the Waxahachie Community Development Corporation 2019-2020 fiscal year budget as presented. Vice President John Sanders seconded, All Ayes.

{City Manager Michael Scott left}

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

Ms. Laurie Mosley, Convention & Visitors Bureau Director, introduced the new Cultural Arts & Programming Manager, Kelly Skistimas, noting she will oversee the Railyard Park (amphitheater) activities. Ms. Mosley stated Railyard Park Waxahachie has been launched on Facebook and Instagram noting a logo is being created for the Park. She reported Meat Church commercials are promoting Waxahachie and Railport Brewery made it to the Final 2 in a DFW Craft Brewery Bracket Battle.

5. Hear update of activities at the Civic Center

Ms. April Ortiz, Civic Center Director, reported June and July were very busy with many events booked. She stated August is booked and Baylor is still one of their best clients. She reported the Texas Region 10 food show has booked for 2020. Ms. Ortiz stated Skills USA would like to come back to the Civic Center and is looking at 2021 dates due to 2020 dates are sold out for the time slot they are requesting.

6. Hear update of Community Beautification

Mr. Chris Seale, Horticulturist, reviewed his beautification report and announced pumpkins have been ordered and he will be ordering tulips soon.

7. Hear update of activities at the Sports Complex

Mr. James Villarreal, Recreational Superintendent, reviewed his report noting the parking lot project will be completed in approximately three weeks. He stated the volleyball courts are complete and waiting on lights to be installed.

8. Public Comments

None

9. Adjourn

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*There being no further business, Vice President John Sanders the meeting adjourn at 3:43p.m.
Mr. Bob Lynn seconded, All Ayes.*

Respectfully submitted,

Lori Cartwright
City Secretary

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Grant Application
4B Foundation

Part 1 - Applicant Information

1. Name of Organization: Optimist Club of Waxahachie
2. Tax ID #: 75-0811327
3. Date Established: 1946
4. Type of Organization: Non-Profit
5. Mailing Address: PO Box 834
City, State, Zip: Waxahachie TX 75168
6. Physical Address of Proposed Project: 219 Patrick St
City, State, Zip: Waxahachie TX 75165
7. Contact Person: Title:
Brian Lance - Board Member
8. Telephone number: Fax number: 972-935-2173
9. Email address: brianlance@yahoo.com

Part 2 - Organization Details

Please give a description of the history, mission and services of your organization.

The Optimist Club of Waxahachie started in 1940's. The purpose of the club is to follow the Optimist International guidelines within our community. The Optimist motto 'Friend of Youth', is what we serve. The Optimist club has the property which host 5 baseball fields that operate year round with games and tournaments. This year (2019) a special field for added for The Miracle League. The club also operates Youth Center, and a Swimming Pool for the community of Waxahachie and Ellis County.

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*Grant Application
4B Foundation*

Part 3 – Proposed Project Description

Please give a description of the proposed project.

The local community swimming pool is in need of a major remodel construction. Construction plans are attached, along with estimates. The pool needs to be: re-plastered, new concrete, new bathrooms, new equipment, and an updated building

Part 4 – Proposed Project Funding

1. Project Budget - Please list in detail the proposed project budget.

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2. Sources of Funding:

Total Project Budget: \$325,000
4B Foundation Request: \$25,000
Outside Funding: \$125,000

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Optimist Club of Waxahachie (Optimist International)

75-0811327

1950 Non-Profit

PO Box 834

Waxahachie TX 75168

Physical address

219 Patrick St

Waxahachie TX 75165

Contact

Brian Lance, Board Member

972-935-2173

brianklance@yahoo.com

Optimist International – www.optimist.org

Organization Details

The Optimist Club of Waxahachie has been around since the 1950's. the purpose of the club is to work with the youth of the community following Optimist International guidelines. Our motto "Friend of Youth".

The Optimist Club has the property, that consist if baseball fields, youth building community swimming pool. There are five baseball fields including the newest 'Miracle League Field'.

Proposed Project Description

The swimming pool is in need of a major remodel construction project. Attached are the plans for this project. The pool needs to be: re-plastered, new decking, new fencing, new bathrooms, new equipment, and a new building.

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Proposed funding attached

See attached

Sources of funding:

Club funds (previous fund raising)	\$25,000
City matching funds	\$50,000
2019 Fund Raising	\$25,000 - \$50,000

Thank you for your consideration

Brian Lance

Board Member

972-935-2173

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The Optimist Creed

Promise Yourself

- To be so strong that nothing can disturb your peace of mind.
- To talk health, happiness and prosperity to every person you meet.
- To make all your friends feel that there is something in them.
- To look at the sunny side of everything and make your optimism come true.
- To think only of the best, to work only for the best, and to expect only the best.
- To be just as enthusiastic about the success of others as you are about your own.
- To forget the mistakes of the past and press on to the greater achievements of the future.
- To wear a cheerful countenance at all times and give every living creature you meet a smile.
- To give so much time to the improvement of yourself that you have no time to criticize others.
- To be too large for worry, too noble for anger, too strong for fear, and too happy to permit the presence of trouble.

Marketing Optimism

Marketing is promoting your Club and what it does for the community to potential Members and to the children you serve. Marketing/public relations, service and growth are important to every Optimist Club. Clubs provide service, which should be promoted to the media and local community! New Members allow the Club to provide more service!

Mission, Vision and Purpose

Mission

By providing hope and positive vision, Optimists bring out the best in youth, our communities, and ourselves.

Vision

Optimist International will be recognized worldwide as the premier volunteer organization that values all children and helps them develop to their full potential.

Purposes

To develop optimism as a philosophy of life utilizing the tenets of the Optimist Creed; to promote an active interest in good government and civic affairs; to inspire respect for the law; to promote patriotism and work for international accord and friendship among all people; to aid and encourage the development of youth, in the belief that the giving of one's self in service to others will advance the well-being of humankind, community life and the world.

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Optimist Pool Remodel Project

Club House – 2,000 sqft		\$134,500.00
New bathrooms /men's and women's		
New concession stand with appliances		
New plumbing		
New electrical		
HVAC		
Pool – 341 linear feet		\$124,400.00
New plaster		
New plumbing		
New lighting		
Gunite & Decking		
Landscaping		\$ 76,340.00
Fence – 564 linear feet	\$19,740.00	
Trees	\$ 5,000.00	
Irrigation 10 zones	\$ 4,000.00	
Retiaingng wall – 180 linear feet	\$12,000.00	
Excavation and Parking	\$35,000.00	
Total		\$335,524.00

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**Optimist Pool
2018 Pool Stats**

Attendance **9,929**

Daycares **21**

375 per week

Open swim

150 per week

Swim Lessons

65 kids completed

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A+ Reliable Pool Service
PO Box 2114
Red Oak, TX 75154

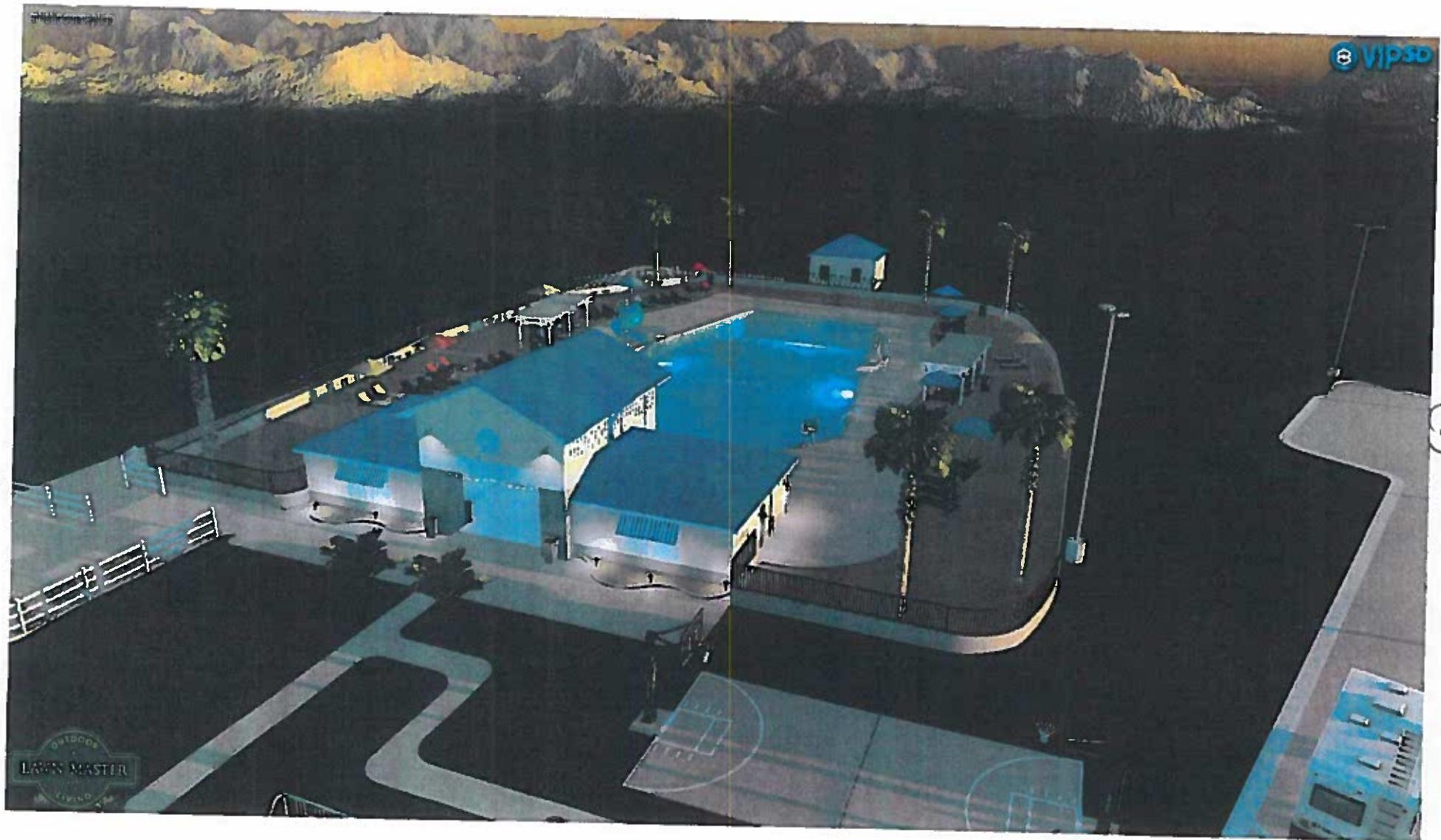
Estimate

Date	Estimate #
	5270

Name / Address
Optimist 219 Patrick St Waxahachie TX 75165 email invoice

Description	Qty	Cost	Project
			Total
Pool leak repair to light niches - 3 leaking	1	200.00	200.00T
Pool leak repair - wall unit leaking	1	533.25	533.25T
Pool leak repair under deck	1	770.00	770.00T
Skimmers installed - 4 in pool and return back to pump	1	6,953.85	6,953.85T
Blow out line to gutter line and cap off	1	250.00	250.00T
Installation of new 6" butterfly valve and make header for new skimmers also replump pump as it will need to be moved back to fit new header	1	2,396.35	2,396.35T
Tile and Coping Installation with depth markers to standard	1	17,145.00	17,145.00T
Mastic - New Pool	1	1,000.00	1,000.00T
Plaster Pool	1	12,000.00	12,000.00
Prep pool for plaster	1	2,000.00	2,000.00
Chemical Start up	1	1,000.00	1,000.00T
Commercial Drains - 18x18	1	831.00	831.00T
State Sales Tax		8.25%	2,564.05
		Total	\$47,643.50

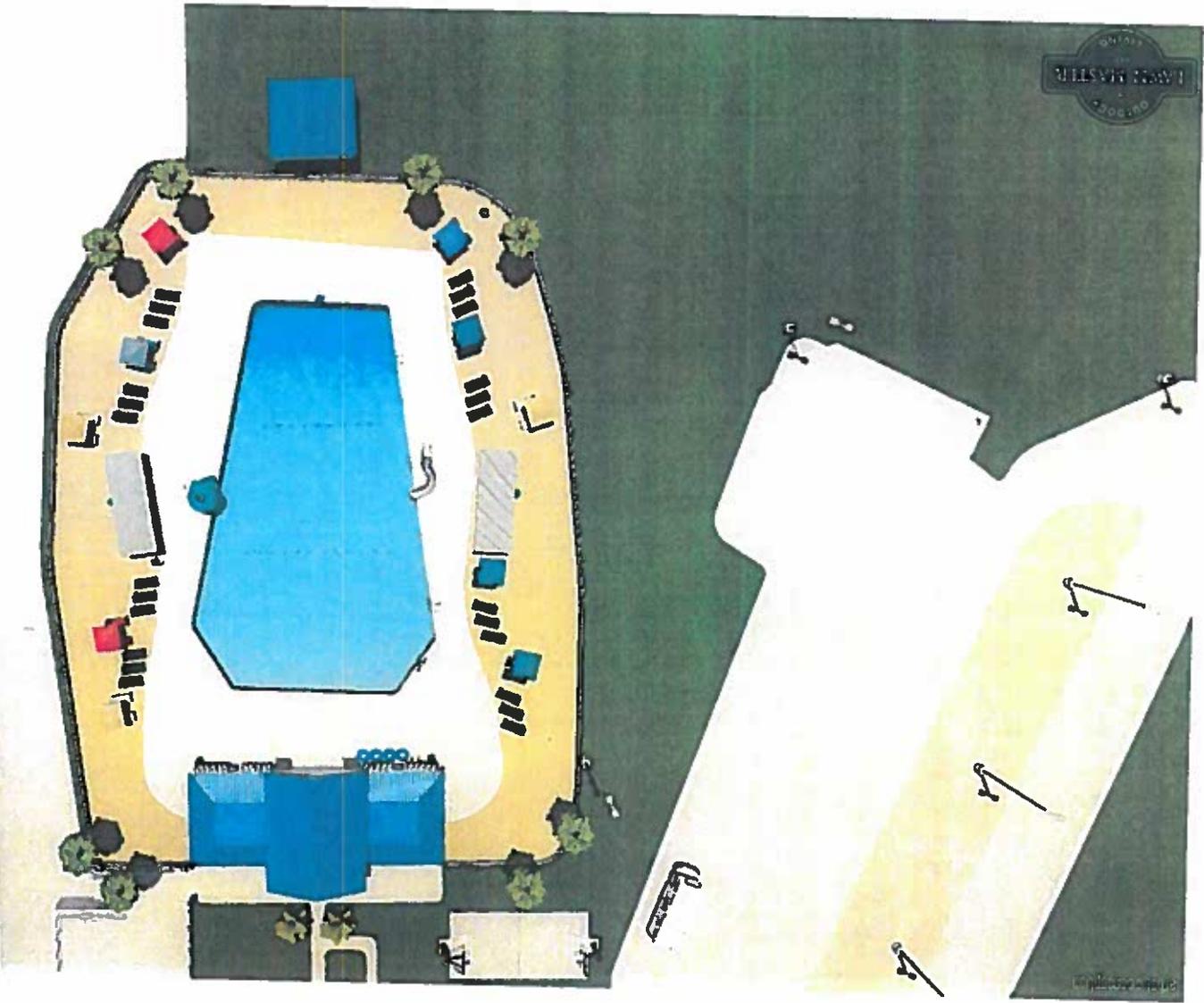
Customer Signature _____



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Memorandum

To: Waxahachie Community Development Corporation

From: Laurie Mosley

Thru: Michael Scott, City Manager

Date: October 2, 2019

Re: Convention & Visitors Bureau September-October 2019 Update

FESTIVAL & EVENT UPDATES

The momentum from the month of September events that included 1,000+ C10 trucks from all around the United States for C10s in the Park and antique lovers converging on the city for Antique Alley continues into the month of October with Vintage Market Days, Odd Fest and much more. We are looking at non-stop action until Christmas! The calendar of events include:

AAA Texas NHRA Fall Nationals - October 17-20; Texas Motorplex

Screams Halloween Theme Park - October 18-19, October 25-26

WHS Homecoming - October 18

Oktoberfest 2019 - October 19; 10 am-8 pm; St. Joseph Catholic Church

Brown Bag & History at Ellis County Museum - October 25; Noon

Beauty and the Beast – Presented by Waxahachie Community Theatre - October 25-27

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Texas Country Reporter Festival - October 26; 9 am-7 pm

Trick or Treat on the Square - October 31; 3 pm-5 pm; Downtown Waxahachie

Fall Farm-to-Table Feast - November 2; Downtown Waxahachie

Waxahachie WWII Weekend & Reenactment - November 8-10 (the big battle will be at 3 pm on Saturday, November 9); Historic Downtown Waxahachie

Ellis County Veterans Appreciation Ceremony - November 9; 10 am; Waxahachie Civic Center

7th Annual Festival of Trees – A Home for the Holidays - November 22-23; 5 pm-9 pm and 9 am-3 pm; Waxahachie Bible Church, 621 N. Grand Avenue

Junk in the Trunk - November 23; 9 am-1 pm; Downtown Waxahachie

Christmas Parade & Community Tree Lighting - December 3 – 6 pm; Downtown Waxahachie

Bethlehem Revisited - December 6-8 and December 13-15; 6 pm-9 pm

**Christmas Market - Sponsored by the Waxahachie Junior Service League; Waxahachie Civic Center
December 6– Preview Party from 6 pm-9 pm
December 7 – 9 am-5 pm**

**SAGU Theatre: A Christmas Carol - December 6-7; 7:30 pm & December 8; 3 pm;
Hagee Communications Center Performance Hall**

**The Nutcracker presented by Lake Cities Ballet - December 7-8; 2 pm;
Waxahachie Performing Arts Center**

Miracle on 34th Street – Presented by Waxahachie Community Theatre - December 13-15

YMCA Santa Run - December 14; Railyard Park

Chocolate & Wine Stroll - December 14; 2 pm-8 pm; Participated Downtown Merchants

**Historic Waxahachie Christmas Tour of Home - December 14-15;
Presented by Historic Waxahachie, Inc.**

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ADVERTISING, PR & MEDIA UPDATES

- Promotions for the Texas Country Reporter Festival from all around the state of Texas is in motion including radio, TV, print publications, social and digital.
- Many aspects as it relates to the Railyard Park have been accomplished which includes the logo and many other marketing pieces.
- The CVB team will be attending the Texas Travel Idea Fest hosted by Visit DFW in Arlington on October 18 which is geared to bring content creators (influencers) and tourism brands together.
- The Waxahachie CVB and Ennis CVB worked jointly at the Texas Heritage Trails information booth at the State Fair of Texas on October 9 to promote and answer questions about the region.
- The CVB and Chaska House B & B co-hosted travel writer Hannah Phillips who is working on a Waxahachie story for "Austin Woman Magazine."
- The CVB now has an Instagram account with 1,060 followers and counting. The Visit Waxahachie, Texas Facebook page has 11,735 fans.

VISITOR CENTER, GROUP TOUR, CONVENTION & SPORTS UPDATES

Salvation Army Boys & Girls Club of Ellis County 5k - November 2; 7:30 am-Noon; Downtown Waxahachie

Disc Golf Tournament - November 7-9; Waxahachie Disc Golf Tournament

TICA All Breed Cat Show - December 14-15; Ellis County Expo Center

OTHER NEWS

The Waxahachie CVB is working with the Texas Music Office to host a "Music Friendly Community" workshop at the Waxahachie Civic Center on Wednesday, November 6 from 4 pm-6 pm. It will be open to the public, and attendees will learn the steps that need to be accomplished to receive the "Music Friendly Community" designation from the State of Texas and the benefits of the designation.

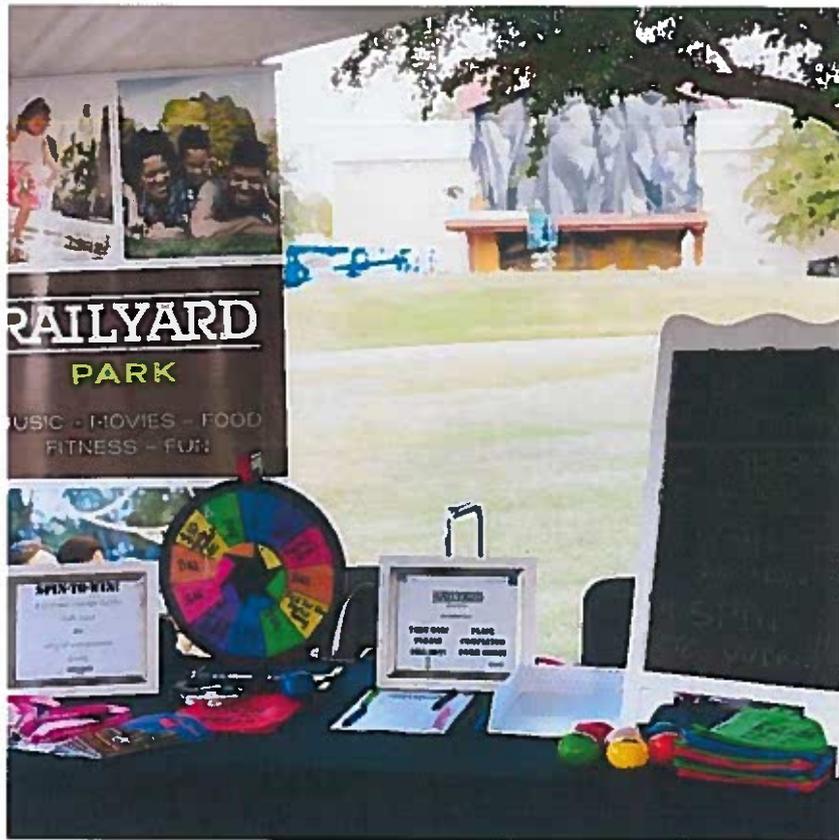
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Logo for Railyard Park

RAILYARD

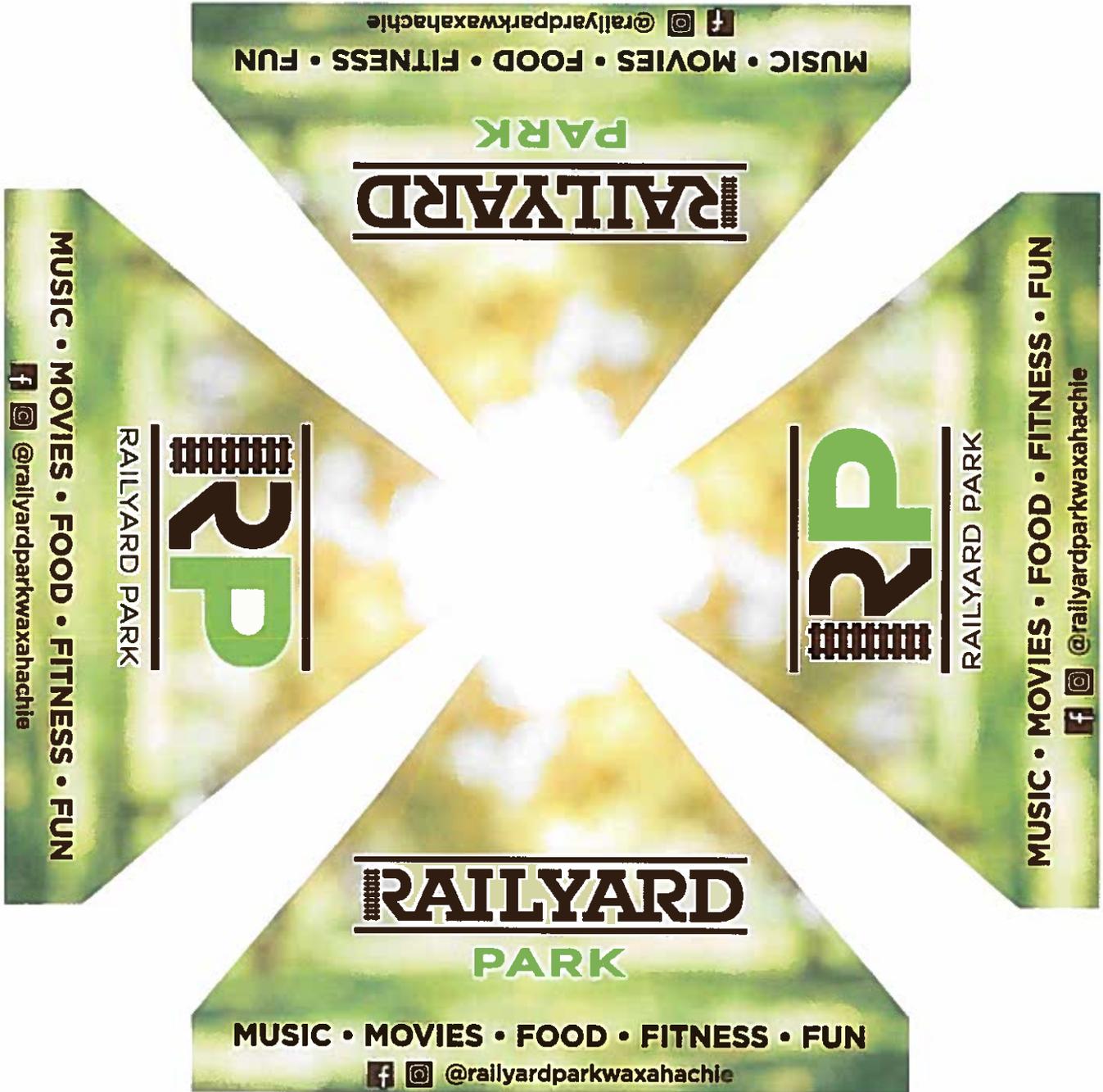
PARK

Promotions Banner Stand



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Promotions 10 X 10 Tent



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Promotions Table Cover



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Memorandum

To: Waxahachie Community Development Corporation
From: April Ortiz
Thru: Michael Scott, City Manager 
Date: October 2, 2019
Re: Civic Center – October 2019 Update

August: closed with 51 events booked including

- TSTC Fall Graduation
- Last Call Boutique Sale
- Baylor Scott & White
- Owens Corning
- Luminant Energy
- Palmer ISD
- Lone Star Business Association

September: closed with 63 events booked including

- Feed My Starving Children (Tacos 4 Life)
- Woodmen Life
- Lone Star Business Association
- Baylor Scott & White
- 16th Annual Bridal Extravaganza *Market*
- Ellis County College Fair
- DASHE Senior Prom
- Senator Birdwell Campaign Dinner
- Premier Gun Show

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October: currently has 49 events booked including

- Chili's
- Bombadier (*formerly Triumph*)
- Baylor Scott & White SQS (*Safety & Quality Summit*)
- Just Between Friends Children's Resale Event (*Friday, Oct. 18th 9am-6pm; Saturday, Oct. 19th 9am-12pm & 1pm-6pm*)
- Workforce Solutions (*20 weeks/20 classes, 1 per week, Oct. 7 thru Mar. 30*)
- Vision Global
- Edward Jones

Up & Coming

Ellis County Veterans Appreciation Ceremony: Saturday, November 9th, 10am
WX Leaders Summit: Wednesday, November 13th, 1pm

Facility

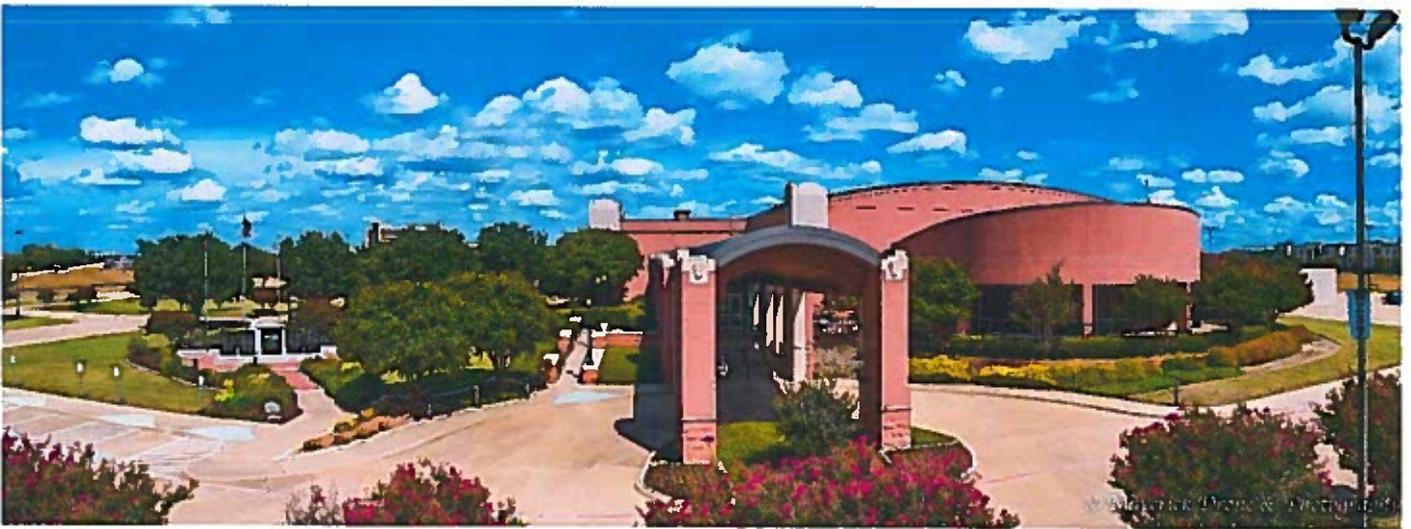
- Contacted Barbizon Light to get the stage lighting upgrade work scheduled.
- Building Photos (Maverick Drone & Photography, see photos)
- Holidays/Decorating

We filled the F/T Event Coordinator position with Megan Peterson, and she started on September 9th. The next position to be filled is the one transitioning from P/T to F/T, and is being filled by Jessica Brown, and she will start on October 7th.

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Memorandum

To: Waxahachie Community Development Corporation
From: Chris Seale
Thru: Michael Scott, City Manager
Date: October 3rd, 2019
Re: Community Beautification Report

Beautification Report

Completed Projects

- Oaklawn Park Irrigation
Irrigation for future landscape and trees has been installed and tested.
- Spring Bulb Order
15,000 bulbs have been ordered for planting in various areas.
- Chapman Estates entry feature landscape is complete.

Current Projects

- City Hall landscape Improvements
Area adjacent to Madison Street has been renovated with additional plants and improved irrigation. Bed preparation and mulch is being considered.
- Aeration of facility lawns for Rye Grass planting.
- Addition of river rock stone at beginning area of Broadhead Road landscape.
- Fall Decorations
Pumpkins, hay bales and cornstalks are being placed throughout downtown and various city landscapes.

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Future Projects

- **City Hall Landscape**

Plant selection, bed mulching and irrigation improvements are in design phase.

- **Oaklawn Park**

Park landscape is in design phase.

- **Christmas Decorations**

Preparing Christmas decorations for placement on square, Civic Center and public spaces. Santa's Workshop, at Civic Center, will be the newest, large, attraction.

- **Texas Arbor Day**

Working with Parks Department to present tree planting ceremony. Trees provided by Keep Waxahachie Beautiful.

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Memorandum

To: Waxahachie Community Development Corporation
From: Waxahachie Sports Complex
CC:
Thru: Michael Scott, City Manager 
Date: 10-1-2019
Re: October Sports Complex Report

Tournaments 2019 October

Girl's Fast Pitch Softball National	5 th , 19 th , & 26 th 10- 20 Teams NTX Area
American Sporting Events Baseball	12 th & 13 th 20-25 Teams NTX, East TX Area 26 th & 27 th 20-25 Teams NTX, East TX Area
Texas All Star Baseball Tournaments	19 th & 20 th 10-20 Teams NTX Area
Pinnacle Adult Softball Tournaments	12 th 25-30 Teams NTX Area
Life School XC Meet	15 th 5 Schools NTX Area

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Leagues

Waxahachie Youth Girl's Fast Pitch Softball League
Monday, Tuesday, & Thursday 15 Teams – 3 Fields

Waxahachie Youth Baseball Boys 15-18yr Division
Monday/Thursday 2 Teams - 1 Field

Adult Summer Softball League
Monday Church – 20 Teams 3 Fields
Tuesday Men's 250 – 3 Teams 1 Field
Wednesday Men's - 21 Teams 3 Fields
Thursday Coed – 8 Teams 2 Fields

YMCA T-Ball League
Tuesday – 8 Teams 1 Field

YMCA Soccer League
Saturday – 30 Teams 4 Fields

Waxahachie Soccer Association - 629 participants 12 Fields

Red Oak Soccer Association – 299 participants 12 Fields

Projects

Parking Lot Phase II has been completed. Final walk-thru will be on Friday 10/4

Volleyball courts construction and lights have been completed. Irrigation is being installed surrounding the courts.

Small soccer field sprigging grass is complete and games are being played on.

New Playground Proposals are being sought.

John Deere Bunker Rake proposals are being sought.

Parking Lot Phase III initial meeting has taken place.

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