

A G E N D A

A regular meeting of the Mayor and City Council of the City of Waxahachie, Texas to be held in the Council Chamber at City Hall, 401 S. Rogers on **Monday, May 21, 2018 at 7:00 p.m.**

Council Members: Kevin Strength, Mayor
David Hill, Mayor Pro Tem
Chuck Beatty, Councilmember
Mary Lou Shipley, Councilmember
Melissa Olson, Councilmember

1. Call to Order
2. Invocation
3. Pledge of Allegiance
4. Texas Pledge of Allegiance *Honor the Texas Flag;
I pledge allegiance to thee;
Texas, one state under God, one and indivisible*
5. **Public Comments:** Persons may address the City Council on any issues. This is the appropriate time for citizens to address the Council on any concern whether on this agenda or not. In accordance with the State of Texas Open Meetings Act, the Council may not comment or deliberate such statements during this period, except as authorized by Section 551.071, Texas Government Code.
6. **Consent Agenda**

All matters listed under Item 6, Consent Agenda, are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. Approval of the Consent Agenda authorizes the Mayor/City Manager to execute all matters necessary to implement each item. Any item may be removed from the Consent Agenda for separate discussion and consideration by any member of the City Council.

- a. Minutes of the City Council meeting of May 7, 2018
- b. Minutes of the City Council Briefing Session of May 7, 2018
- c. Minutes of the City Council Special meeting of May 11, 2018
- d. Minutes of the City Council Work Session of May 16, 2018
- e. Minutes of the City Council and Planning and Zoning Commission work session of April 30, 2018
- f. Minutes of the Planning and Zoning Commission meeting of May 8, 2018
- g. Minutes of the Planning and Zoning Commission Briefing Session of May 8, 2018
- h. Minutes of the Waxahachie Community Development Corporation meeting of May 8, 2018
- i. Minutes of the Firemen's Relief and Retirement Fund meeting of May 14, 2018
- j. Minutes of the Senior Center Advisory Committee meeting of May 16, 2019
- k. Minutes of the Keep Waxahachie Beautiful Committee meeting of May 17, 2018
- l. Minutes of the Cemetery Board meeting of May 3, 2018

- m. Monthly Violation Activity Statistics Report for April 2018
- n. Monthly Fire and EMS Report for April 2018
- o. Approve application for YMCA Kick-off to the Summer Event in Penn Park
- p. Approve application for Community Day at the Park – Small Businesses Give Back
- q. Approve application for Arts in the Park
- r. Approve application for Community Day - Kickball in the Park
- s. Approve application for Princesses at the Park
- t. Request Javier D. Jaramillo, Pacheco Koch, LLC, for a Final Plat of City of Waxahachie Public Safety Campus, for 3 lots, being 47.696 acres out of the Benjamin B. Davis Survey, Abstract 290 (Property ID 206534 and 265158) – Owner: CITY OF WAXAHACHIE (FP-18-0040)

- 7. **Introduce** Honorary Councilmember
- 8. **Consider** Waxahachie Community Development Corporation Financial Report for year ended September 30, 2017
- 9. **Consider** Robert W. Sokoll Treatment Plant Financial Report for year ended September 30, 2017
- 10. **Public Hearing** on a request by Karl Hansen for a Specific Use Permit (SUP) for a Garage Accessory Dwelling within a Single Family-2 (SF2) zoning district, located at 201 Cynisca Street, being LOT 11 & 12 BLK 11 UNIVERSITY-REV 0.344 AC – Owner: HANSEN KARL G (SU-18-0035)
- 11. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0035
- 12. **Public Hearing** on a request by Dennis Little for a Replat of the remainder of Lots 1-4 and part of the remainder of Lot 5, Block 1, Rose Hill Acres Addition to create Lot 1R, Block 1 Rose Hill Acres, 0.515 acres (Property ID 175556) – Owner: SIBLEY CLAY ETAL (RP-18-0037)
- 13. **Consider** approval of RP-18-0037
- 14. **Public Hearing** on a request by Chris Acker, Acker Construction, for a Replat of Block 5, Oak Chase Apartments, to create Lot 1, Block A, The Mark on Solon, 5.110 acres (Property ID 175693) Owner: MARK ON SOLON LLC (RP-18-0038)
- 15. **Consider** approval of RP-18-0038
- 16. **Public Hearing** on a request by Terry Nay for a Specific Use Permit (SUP) to allow an Auto Laundry or Car Wash use within a General Retail (GR) zoning district, located at NE corner of US 287 Bypass Service Road at FM 813, being 911 R RUSSELL 7.121 ACRES (Property ID 227073) - Owner: LYONS AMERICAN SECURITIES INC (SU-18-0034)
- 17. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0034

18. **Consider** request by Timothy Lyons, Lyons American Securities, Inc. for a Preliminary Plat of Nay Car Wash Addition for 1 lot, being 0.659 acres out of the Robert Russell Survey, Abstract 911 (Property ID 227073) – Owner: LYONS AMERICAN SECURITIES INC (PP-18-0036)
19. **Public Hearing** on a request by the City of Waxahachie to repeal the current City Comprehensive Zoning Ordinance, Ordinance No. 1897, as amended, and to replace it in its entirety with a new City Comprehensive Zoning Ordinance. The adoption of the new City Comprehensive Zoning Ordinance will, among other matters, repeal the “Parking” and “General Retail-Limited” zoning categories and districts, and create “Mixed-Use Residential,” “Mixed-Use Non-Residential,” and “Downtown Neighborhood” zoning categories and districts. All properties effected by the elimination of the “Parking” and “General Retail-Limited” zoning categories and districts, and the creation of the “Mixed-Use Residential,” “Mixed-Use Non-Residential,” and “Downtown Neighborhood” zoning categories and districts, will be rezoned per City-initiated changes through individually-noticed zoning cases. (TA-18-0055)
20. **Consider** proposed Ordinance approving Zoning Change No. TA-18-0055
21. **Public Hearing** on a request by the City of Waxahachie for a Zoning Change from a General Retail-Limited (GRL) zoning district to General Retail (GR), located at 401 Solon Road, being 1 COVENANT ADDN 4.43 ACRES (Property ID 204441) - Owner: TEXAS HCP AL LP (ZC-18-0060)
22. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0060
23. **Public Hearing** on a request by the City of Waxahachie for a Specific Use Permit (SUP) to allow a Skilled Nursing Facility use within a General Retail (GR) zoning district, located at 401 Solon Road, being 1 COVENANT ADDN 4.43 ACRES (Property ID 204441) Owner: TEXAS HCP AL LP (SU-18-0061)
24. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0061
25. **Public Hearing** on a request by the City of Waxahachie for a Zoning Change from a General Retail-Limited (GRL) zoning district to General Retail (GR), located at 3650 S Interstate 35E, being 430 J HARRIS 4.659 ACRES (Property ID 184692) - Owner: PLEASANT MANOR SENIOR CARE LLC (ZC-18-0064)
26. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0064
27. **Public Hearing** on a request by the City of Waxahachie for a Specific Use Permit (SUP) to allow a Skilled Nursing Facility use within a General Retail (GR) zoning district, located at 3650 S Interstate 35E, being 430 J HARRIS 4.659 ACRES (Property ID 184692) - Owner: PLEASANT MANOR SENIOR CARE LLC (SU-18-0065)
28. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0065
29. **Public Hearing** on a request by the City of Waxahachie for a Zoning Change from a Parking (P) zoning district to General Retail (GR), located at 500 McMillan, being 8 FERRIS 0.226 ACRES (Property ID 173270) - Owner: CITIZENS BANK OF TEXAS (ZC-18-0062)

30. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0062
31. **Public Hearing** on a request by the City of Waxahachie for a Specific Use Permit (SUP) to allow an Auto Parking Lot, Commercial use within a General Retail (GR) zoning district, located at 500 McMillan, being 8 FERRIS 0.226 ACRES (Property ID 173270) - Owner: CITIZENS BANK OF TEXAS (SU-18-0063)
32. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0063
33. **Public Hearing** on a request by the City of Waxahachie for a Zoning Change from a Parking (P) zoning district to Commercial (C), located behind 411 N Gibson, being LOT ALL 1 BLK 303 TOWN - WAXAHACHIE 3.3995 AC (Property ID 171851) - Owner: SWS PROPERTIES LLC (ZC-18-0066)
34. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0066
35. **Public Hearing** on a request by the City of Waxahachie for a Specific Use Permit (SUP) to allow an Auto Parking Lot, Commercial use within a Commercial (C) zoning district, located behind 411 N Gibson, being LOT ALL 1 BLK 303 TOWN - WAXAHACHIE 3.3995 AC (Property ID 171851) - Owner: SWS PROPERTIES LLC (SU-18-0067)
36. **Consider** proposed Ordinance approving SU-18-0067
37. **Consider** live streaming all public meetings and briefings that take place in City Hall in addition to the City Council meetings
38. Comments by Mayor, City Council, City Attorney and City Manager
39. Adjourn

The City Council 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-RELAY TX