

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, June 4, 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 regular City Council meeting of May 21, 2018
- b. Minutes of the regular Planning and Zoning Commission meeting of May 22, 2018
- c. Minutes of the Planning and Zoning Commission Briefing Session of May 22, 2018
- d. Minutes of Mid-Way Regional Airport Board meeting of May 10, 2018
- e. Minutes of Tax Increment Reinvestment Zone No. 1 meeting of May 21, 2018
- f. Approve event application for CNB of Texas 150th Birthday Bash
- g. Approve event application for Juneteenth Parade and Celebration
- h. Request by David Hargrove for a Final Plat of Garden Valley Meadows for 86 lots, being 27.545 acres situated in the JB and Ann Adams Survey, Abstract 5 (Property ID 263468) – Owner: LEGACY GROVE DEVELOPMENT LLC (FP-18-0051)
- i. Authorization of a budget amendment to fund fully reimbursable repairs for a City vehicle involved in a traffic accident

j. Resolution authorizing reimbursement of the Wastewater Funds' Working Capital from proceeds for future debt for the sanitary sewer rehabilitation project on Ennis, Elder and East Marvin Streets

7. **Introduce** Honorary Councilmember
8. **Present** Proclamation proclaiming June 4, 2018 – July 4, 2018 as “Crape Myrtle Month”
9. **Consider** Waxahachie Community Development Corporation Financial Report for year ended September 30, 2017
10. **Consider** Robert W. Sokoll Treatment Plant Financial Report for year ended September 30, 2017
11. **Public Hearing** on a request by Chris Acker, Acker Construction, for a Zoning Change from a Planned Development-44-General Retail and Single Family-2 zoning district to General Retail, located on the Southwest corner of Indian Drive at Brown Street, being 393 148 J GOOCH WM BASKINS 2.1698 ACRES (Property ID 184243) - Owner: INDIAN DRIVE HOLDINGS LLC (ZC-18-0056)
12. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0056
13. **Consider** request by Chris Acker, Acker Construction, for a Preliminary Plat of Dental Place Addition for 2 lots, being 2.081 acres situated in the John Gooch Survey, Abstract 393 (Property ID 184243) – Owner: Owner: INDIAN DRIVE HOLDINGS LLC (PP-18-0057)
14. **Consider** Landscape Plan for Dental Place Addition as a companion to PP-18-0057– Owner: INDIAN DRIVE HOLDINGS LLC
15. **Consider** request by Cole Morgan, Americase Fabrication and Construction, for a Preliminary Plat of Americase Business Park for 4 lots, being 21.09 acres situated in the John Estes Survey, Abstract 335, and the WC Moody Survey, Abstract 747 (Property ID 209253) – Owner: R&R AMERICASE HOLDINGS LTD (PP-18-0052)
16. **Consider** request by Cole Morgan, Americase Fabrication and Construction, for a Final Plat of Americase Business Park for 4 lots, being 21.09 acres in the John Estes Survey, Abstract 335, and the WC Moody Survey, Abstract 747 (Property ID 209253) – Owner: R&R AMERICASE HOLDINGS LTD (FP-18-0053)
17. **Consider** request by Cody Cockerham for a Preliminary Plat of Laguna Vista Place Phase 2 for 1 lot, being 2.18 acres situated in the W. Stewart Survey, Abstract 956 (Property ID 190519) – Owner: CODY L COCKERHAM and A. GARRETT REAL ESTATE VENTURES, LLC (PP-18-0046)
18. **Consider** request by Cody Cockerham for a Final Plat of Laguna Vista Place Phase 2 for 1 lot, being 2.18 acres situated in the W. Stewart Survey, Abstract 956 (Property ID 190519) – Owner: CODY L COCKERHAM and A. GARRETT REAL ESTATE VENTURES, LLC (FP-18-0047)

19. **Public Hearing** on a request by Richard Kampen, LRE Group, Inc. for a Zoning Change from a Light Industrial-1 and Light Industrial-2 zoning district to Light Industrial-2, located at 201 Cardinal Road, being LOT PT 1 BLK A CARDINAL IG ADDN 29.0 AC and LOT PT 1 BLK A CARDINAL IG ADDN 19.721 AC (Property ID 226867 and 209418) - Owner: CARDINAL IG COMPANY (ZC-18-0041)
20. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0041
21. **Public Hearing** on a request by the City of Waxahachie for a Specific Use Permit (SUP) to allow a Home for Aged, Residence (Assisted Living) 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-18-0070)
22. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0070
23. **Public Hearing** on a request by Aaron Duncan, MESA, for a Zoning Change from a Future Development zoning district to Commercial, Single Family-3, and Light Industrial-2, located at 604 FM 879, being 557 J JOHNSON 298.296 ACRES, 5 JB & A ADAMS, 557 J JOHNSON, 1249 SC WHITE 65.746 ACRES, and 5 JB & A ADAMS 134.9 ACRES (Property ID 209774, 179013, and 178975) - Owner: KAREN S ANDERSON IRREVOCABLE TRUST (ZC-18-0042)
24. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0042
25. **Public Hearing** on a request by Joseph Willrich, BEFCO Engineering Inc, for a Zoning Change from a Commercial zoning district to Light Industrial-1, located at 100 W Sterrett, 6820 N Interstate 35, and 6800 N Interstate 35, being 821 LB OUTLAW 2.354 ACRES, 821 LB OUTLAW 2.324 ACRES, and 821 LB OUTLAW 4.98 ACRES (Property ID 203820, 194221, and 188699) - Owner: M & M INVESTMENTS (ZC-18-0044)
26. **Consider** proposed Ordinance approving Zoning Change No. ZC-18-0044
27. **Public Hearing** on a request by Joseph Willrich, BEFCO Engineering Inc, for a Specific Use Permit (SUP) for HEAVY MACHINERY SALES OR STORAGE, TRAILER AND HEAVY LOAD VEHICLE REPAIR, EQUIPMENT SALES (NEW OR USED), EQUIPMENT RENTAL (HEAVY), OPEN OR OUTSIDE STORAGE, DISPLAY, OR WORK AREAS FOR MERCHANDISE OR MACHINERY) uses within a Light Industrial-1 zoning district, located at 100 W Sterrett, 6820 N Interstate 35, and 6800 N Interstate 35, being 821 LB OUTLAW 2.354 ACRES, 821 LB OUTLAW 2.324 ACRES, and 821 LB OUTLAW 4.98 ACRES (Property ID 203820, 194221, and 188699) - Owner: M & M INVESTMENTS (SU-18-0045)
28. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0045
29. **Public Hearing** on a request by Grant Robinson, CPG Homes LLC, for a Zoning Change from a Multi-Family-2 zoning district to Planned Development-Multi-Family-2, with Concept Plan, located East of new Waxahachie High School, being 1080 WM C TUNNELL 6.536 ACRES (Property ID 264879) - Owner: THE MARK ON 287 OWNER LLC (PD-18-0048)
30. **Consider** proposed Ordinance approving Zoning Change No. PD-18-0048

31. **Public Hearing** on a request by Barb Hall, Ervin USA, for a Specific Use Permit (SUP) for Trailer, Truck Sales or Rental use within a Light Industrial-2 and Future Development zoning district, located at 4675 N Interstate 35, being 790 EC NEWTON 29.74 ACRES (Property ID 188460) - Owner: LUIS ESTRADA (SU-18-0054)
32. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0054
33. **Public Hearing** on a request by Blain Vinson, Aspen Community Development, for a Zoning Change from a Single Family-3 zoning district to Planned Development-SF-3, with Concept Plan, located East of 865 Cantrell Street, being 6 JC ARMSTRONG 17.521 ACRES (Property ID 244351) - Owner: WALKER L GORDON ETAL (PD-18-0059)
34. **Consider** proposed Ordinance approving Zoning Change No. PD-18-0059
35. **Public Hearing** on a request by Sam Hix, Air Evac EMS, for a Specific Use Permit (SUP) for Heliport use within a Light Industrial-1 zoning district, located at 103 Industrial Drive, being 2R C N WAXAHACHIE IND PARK1 ACRES (Property ID 203244) - Owner: WESLEY E & F JUNE SAUNDERS (SU-18-0072)
36. **Consider** proposed Ordinance approving Zoning Change No. SU-18-0072
37. **Consider** proposed Ordinance amending Section 21-94, "Definitions," of Article IX, "Sexually Oriented Businesses," to Chapter 21, "Offenses and Miscellaneous Provisions," of the Waxahachie City Code
38. **Consider** award of a bid to McMahan Contracting, L.P. for the corridor rehabilitation of North Hawkins Street
39. **Consider** a resolution authorizing the reimbursement of Working Capital from the proceeds of future debt for the rehabilitation of North Hawkins Street
40. **Consider** a contract with Kimley Horn to provide professional engineering services for the design of erosion controls associated with the Matthews Street Bridge
41. **Consider** a resolution authorizing the reimbursement of Working Capital from the proceeds of future debt for professional engineering services for the design of erosion controls associated with the Matthews Street Bridge
42. **Consider** Developer's Agreement with Tilson Homes associated with the installation of a 12-inch water line along Interstate 35 East between Compton Road and FM 1446
43. Comments by Mayor, City Council, City Attorney and City Manager
44. 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