

City Council
January 18, 2005

The regular meeting of the Mayor and City Council of the City of Waxahachie was held on January 18, 2005 at 7:00 p.m. in the Council Chamber at City Hall, 401 South Rogers, Waxahachie, Texas.

Members Present: Joe Jenkins, Mayor
Jay Barksdale, Mayor Pro Tem
Chuck Beatty, Councilman
Ron Ansell, Councilman
Ron Wilkinson, Councilman

Others Present: Robert W. Sokoll, City Manager
Paul Stevens, Assistant City Manager
Nancy Ross, City Secretary
Steve Chapman, City Attorney

Mayor Joe Jenkins called the meeting to order and Councilman Ron Wilkinson gave the invocation.

Mayor Pro Tem Jay Barksdale introduced Roger Muhle serving as Honorary Councilmember for the month of January and presented him with a plaque of appreciation for his willingness to serve.

CONSENTAGENDA:

- a. Minutes of regular City Council meeting of January 3, 2005
- b. Minutes of regular Planning & Zoning Commission meeting of January 12, 2005
- c. Minutes of Firemen's Relief & Retirement Fund meeting of January 10, 2005
- d. Minutes of Mid-Way Regional Airport Board meeting of November 2, 2004
- e. Minutes of City Cemetery Board meeting of December 8, 2004
- f. Minutes of Firefighters' and Police Officers' Civil Service Commission meetings of November 3 and December 8, 2004
- g. Building Report for December 2004 and Annual Report for 2004
- h. Police Monthly Activity Report for December 2004 and Annual Report for 2004
- i. Monthly violation Activity Statistics for December 2004
- j. Fire and EMS Report for December 2004

Councilman Chuck Beatty moved approval of Items a. thru j. on the Consent Agenda as listed above. Councilman Ron Ansell seconded, **All Ayes.**

Mr. Sanford Smith reviewed with the Council the Annual Building Report with a Total Building Permit Value from January through December 2004 at \$73,118,313 with 342 Single-family permits and 70 Multi-family permits. He reported the Population for Waxahachie in 2004 was 23,536 and in 2005 it is 26,000 plus.

Police Chief Bobby Whitmire presented charts showing the comparisons of 2003 - 2004 Offenses, Citations and Accidents.

Mayor Joe Jenkins opened the Public Hearing in regard to the submission of an application to the Texas Department of Agriculture/Office of Rural Community Affairs for Texas Community Development Program (TCDP) grants.

Mrs. Kim Lacey, Municipal Development Services, explained the Public Hearing is required by the Texas Department of Agriculture and the Office of Rural Community Affairs before applying for any funding from the Community Development Block Grant Program. The Public Hearing is

being held in anticipation for applying for any project that might come up, i.e. infrastructure, housing, economic development, etc.

There being no others to speak Mayor Joe Jenkins declared the Public Hearing closed.

Mr. Tim Taborsky, Vice President of University Advancement for Southwestern Assemblies of God University, explained SAGU has been a part of the community since 1942. He presented the Physical Facilities Master Plan for SAGU and gave a power point presentation describing the physical and social goals proposed for the University noting their desire was to make the University an attractive, safe, logical and efficient campus that is conducive to learning.

Mr. Taborsky presented a video of the proposed improvements, i.e. construction of new resident hall, remodeling existing Library, construction of a new first class Library with 80,000 square feet, etc. He noted their enrollment this Fall was 1,702 students. Mayor Jenkins commended Tim for their efforts in restoring the buildings and for being a good steward in the community.

After further discussion, Councilman Ron Ansell moved a Resolution be prepared supporting SAGU in their efforts to make our community a better place to live. Councilman Ron Wilkinson seconded, **All Ayes.**

Mr. Carl Wessels, Umpire Director of Waxahaclie Youth Baseball, gave the Council an update on the construction of the restrooms and concession facility at the Optimist Baseball Park. Mr. Bryan Teho of Better Built Construction (who is currently building two other restrooms for the City) will be coordinating material donations and completing the new facility at the Ballpark. He explained \$250,000 was allocated from the bond issue for Ballpark Improvements. Lighting was Phase I and that has been completed at a total cost of approximately \$199,000. The remaining \$51,000 should be sufficient to complete the restroom and concession facility. If any funds are left over, they will be used to replace outfield fences.

Mayor Joe Jenkins opened the Public Hearing on Zoning Amendment Request No. 2004-54, a request by Ken Bruder, Beckerman-Bruder for Site Plan approval of 11.66 acres located on the Southwest corner of U.S. Hwy. 77 and Indian Drive for a Retail Shopping Center, being Lot 1R, Eason Properties II. (ZA2004-54)

Mayor Jenkins explained the Public Hearing on this item would be held at this meeting, however, the Site Plan would not be considered at this meeting since it was tabled at the P&Z meeting on January 12, 2005. He noted possibly the Public Hearing could be continued to the next City Council meeting.

Mr. Bill Thomas, Engineer, 2505 N. Plano Road, Richardson, TX, explained since the Planning & Zoning Commission meeting they had met with the representatives of Chicken Express and worked out the issues on the driveways. He stated Jeff Chambers, Director of Public Works and Bill Thomas, TxDOT, have agreed on the location of the driveway.

Councilman Ron Ansell moved the Public Hearing on Zoning Amendment Request No. 2004-54 as described above be continued to the City Council meeting of February 7, 2005. Mayor Pro Tem Jay Barksdale seconded, **All Ayes.**

Councilman Ron Ansell moved the Preliminary Plat of 11.66 acres located on the southwest corner of U. S. Hwy. 77 and Indian Drive for a Retail Shopping Center, being Lot 1R, Eason Properties II - Applicant: Ken Bruder, Beckerman-Bruder (PLM2004-65) be tabled until the City Council meeting of February 7, 2005 to consider the Site Plan and Preliminary Plat simultaneously. Councilman Ron Wilkinson seconded, **All Ayes.**

After a brief discussion, Mavor Pro Tem Jay Barksdale moved approval of the Final Plat of Lots 9A, 9B, 9C and 10C, Block 12, West End Addition being a Replat of Lots 9 and 10A, Block 12, West End Addition, being 209 and 211 N. Central and 106 and 108-110 Poplar owned by Henry and Barbara Judd (RP2005-2) subject to compliance with stipulations of Planning & Zoning Commission meeting of January 12, 2005. Councilman Ron Ansell seconded, All Ayes.

Mr. Juan Martinez, Airport Manager, gave the Council an update on the Airport Projects planned for the near future. The Airport Board consists of seven (7) members selected from each of the Cities of Waxahachie and Midlothian.

Mr. Cam Fearis presented a video on the existing facilities at the Airport that opened in 1994. The Airport is continuing to grow with approximately 101 based aircraft and the sale of 11,000 to 12,000 gallons of fuel sold per month.

Mr. Dick Tator reported over the next three-year period they were looking at \$10 to \$11 million in expenditures. Getting water and sewer to the airport will open up more areas for construction of businesses and in turn new customers will be brought to the airport.

Mr. Juan Martinez reported 173 acres to the North would be needed to expand the airport to include 1,500 feet of additional runway.

Councilman Ron Wilkinson moved Marion Reynolds be nominated and appointed to the Zoning Board of Adjustment as an Alternate to replace Warren Snow. Councilman Chuck Beatty seconded, All Ayes.

Mr. David Bailey, Director of Utilities, requested the Council's favorable consideration of a Pro-rata Agreement with Karsen Heights, LLC for the construction of a sanitary sewer lift station and force main. City Manager Sokoll stated there would not be any cost to the City.

After a brief discussion, Mavor Pro Tem Jay Barksdale moved approval of the Developer's Liability Fee Agreement with Karsen Heights, LLC for the construction of a sanitary sewer lift station and force main. Councilman Ron Wilkinson seconded, All Ayes.

Mr. Doug Barnes, Economic Director, gave a brief report on the new City Electric contract. In 2001 cities were granted the power to negotiate electric power. Cities Aggregation Power Project, Inc. (CAPP) is a group of 76 cities that signed a two-year electric power contract with FPL Energy and Direct Energy Business Services. The City of Waxahachie is a member of CAPP and this new contract will benefit the City by minimizing electric costs. Mr. Barnes reported under a different type of contract in 2004 the city's electric cost was \$1,187,000 with using approximately 15,000,000 KWH at a cost of \$.079 per KWH. The city's electric costs under the new contract for 2005 were projected to be \$1,020,000 for 15,000,000 KWH at a cost of \$.068 per KWH.

Mr. Michael Scott, Planning Director, gave a description of the five (5) proposed annexations and requested the date of February 21, 2005 at 7:00 p.m. and 8:00 p.m. be set for the Public Hearings. The current City Limits for Waxahachie contains 47.231 square miles with an area of 75.89 square miles for the current ETJ. The proposed annexations would add 1.597 square miles to the City Limits and 19.02 square miles to the ETJ. These annexations would result in a total of 48.828 square miles for the City and 94.91 square miles for the ETJ.

Councilman Ron Wilkinson moved the Public Hearing date of February 21, 2005 at 7:00 p.m. and 8:00 p.m. be set for the following proposed annexations:

- a. A 1000' wide tract that extends northward along F.M. 664 and continues in a northerly direction until reaching 1 mile in distance from the corporate City limits. This annexation will incorporate 136.947 acres of land.
- b. A 1000' wide tract extending in a northwesterly direction from the current City limits. This 124.074 acre tract begins southeast of Lone Elm Road and terminates at a distance of 1 mile just southeast of the intersection of F.M. 875 and Skinner Road.
- c. A 1000' wide tract extending southwesterly from "Kcmp" tract at current City limits. This annexation will extend 2 miles to the current bounds of the City's Extraterritorial Jurisdiction. The total acreage included in this annexation is 256.186 acres.
- d. A 1000' wide tract extending to the northeast from the recently annexed 552 acre tract. This annexation extends 2 miles in distance and will create a shared ETJ line with the City of Ennis. The total acreage of this annexation is 251.511 acres.
- e. A 1000' wide tract extending in a northeasterly direction extending from the current City limits just to the south of South Sharpshire Drive. This annexation generally runs between Dorchester Place and North East Meadows subdivisions and extends out 2 miles to the City's ETJ boundary. This annexation encompasses 253.60 acres of land.

Councilman Chuck Beatty seconded, **All Ayes**

CITIZENS PETITIONS AND REOUESTS

Mr. Carl Wessels, Finance Director, thanked the Optimist Club for their cooperation and participation in the construction of a new restroom and concession facility for the Optimist Ballpark.

Roger Muhle, Honorary Councilmember for the month of January, suggested the location of where the material needs to be situated on the table for power point presentations would be helpful for those using it.

Councilman Ron Wilkinson questioned what the popping sound was in the video. Paul Stevens noted he and Gerry Heine would check into that to see if it was the video or the sound system

Mayor Joe Jenkins announced at 9:12 p.m. the meeting would adjourn into Executive Session to discuss pending or contemplated litigation in refrcnce to land located West of Interstate 35E as permitted by the Texas Government Code, Section 551.071

The meeting reconvened at 9:25 p.m. **Councilman Ron Wilkinson moved the meeting adjourn.**
Councilman Ron Ansell seconded, **All Ayes.**

Respectfully submitted,

Nancy Ross
City Secretary