

Waxahachie Community Development Corporation
March 23, 2018

A regular meeting of the Waxahachie Community Development Corporation was held on Friday, March 23, 2018 at 9:00 a.m. in the City Council Conference Room, 401 S. Rogers, Waxahachie, Texas.

Members Present:	John Sanders, President Kevin Strength, Mayor Michael Scott, City Manager Bob Lynn Daniel Morton Layne Ballard
Member Absent:	Mike Ramsey, Vice President
Ex-Officio Member Present:	Lori Cartwright, City Secretary
Ex-Officio Members Absent:	Charles Harris, Director of Finance Sandy King, President/CEO Chamber of Commerce
Others Present:	John Smith, Director of Parks and Recreation April Ortiz, Civic Center Director Laurie Mosley, Director of Convention & Visitors Bureau James Villarreal, Recreational Superintendent Chris Seale, Horticulturist

1. Call to Order

President John Sanders called the meeting to order.

2. Approval of minutes of the Waxahachie Community Development Corporation meeting of February 13, 2018

Action:

Mr. Daniel Morton moved to approve minutes of the WCDC meeting of February 13, 2018. Mr. Layne Ballard seconded, All Ayes.

3. Hear update on Little Creek Trail project

Mr. Bob Stoffels, Dunkin, Sims, Stoffels, Inc., reported the drawings are 100% complete and available for review. He reviewed the master plan noting the length of the trail is approximately two (2) miles beginning at Solon Road and ending at South Brown/Singleton Park. Mr. Stoffels presented seven trailheads as follows noting each will have an entry arch with stone columns:

1. Solon Trailhead
2. Northgate Trailhead
3. HEB Trailhead
4. Chapman Central Trailhead
5. Brown Street Trailhead

6. North Brown/Singleton Trailhead
7. South Brown/Singleton Trailhead

Trailheads amenities include: drinking fountain with dog bowl, pet stations, trash receptacles and benches. He reported the path is ten (10) feet wide, trail map/interpretive signage will be throughout the trail, and covered pavilions will be along the trail with picnic table.

Mayor Strength asked the logistics of crossing Highway 77. Mr. Stoffels stated signage on the path will direct walkers to the traffic light at Indian Drive noting the HEB parking lot will have an entry archway connecting the trail.

Discussion was held pertaining to the trail through Chapman Park and encroaching on the park narrowing the soccer practice fields. City Manager Michael Scott stated staff will look at moving the trail. Mr. Stoffels stated there will be a nod with the trail tying into the bridge including an arch entry way with seating.

President Sanders referenced the sign package and asked if it will be based on signage around town. Mr. John Smith, Director of Parks and Recreation, replied that the sign package is what the Park Board wants to adopt to keep it cohesive through our parks. He stated the Park Board went through a very vigorous exercise to use the signage throughout the parks and future park projects.

Mr. Scott stated the City won't go out for bids until easements are acquired. He noted there are five (5) owners with easements and explained state law depicts the process of acquiring the easements and stated staff is currently working with the owners.

4. Hear update on Fountain Plaza and Civic Star Plaza projects at Civic Center

Mr. Stoffels reported the probable cost is 95% completed on the construction and will be submitted to the city for review. He presented the star plaza with elevated planter. The signage will be lit with LED lighting strips that will light down as well as the star tips. Annual flower beds will be within the star and drain lines within the beds.

President Sanders noted if the star is stainless there could be an issue with the heat. Mr. Stoffels stated it is stainless and they don't know of any other materials to use. He noted powder coating will reduce the heat but not sure of the amount. Discussion was held and it was suggested to have a canopy over the star to help shade.

Mr. Stoffels presented a design for the fountain plaza to be located at the south end of the Civic Center noting it will have three (3) curved seating areas. Mr. Bob Lynn stated the area can be passage way from the Crape Myrtle Room for private parties and with the design and TABC approval, alcohol can be in this area.

In summary, the star will remain stainless and Mr. Stoffels will get a price for shading over the star. Lighting will be at the tips of the star.

5. Hear update on Amphitheater project

Mr. David Buchanan, Halff and Associates, and his associates reviewed an update of the Amphitheater project noting the biggest issues were the site being within the 100 year flood plain and how to keep electric out of the flood plain, and making sure water gets over to the creek when it rains and as soon as possible. He stated there were issues coordinating with Oncor and the Railroad to remove trees and at the same time trying to reserve as many trees as possible. Mr. Buchanan stated they stayed with the original concept noting seating tiers are consistent being three (3) tiers, the pavilion stage is slightly raised and entry signage will announce the project and will be created out of railroad ties. An area behind the stage will be designated for parking a recreational vehicle. He noted the playground will have a seating area for parents. Mr. Buchanan stated the electrical platform will be located outside of the entry corridor to keep it out of the flood plain.

6. Consider funding request for sinkhole repair at Sports Complex

Mr. James Villarreal, Recreational Superintendent, reported due to the recent heavy rains the Complex has experienced a storm drainage failure on the northeast side of the Sports Complex creating a very large sink hole.

Mr. James Gaertner, City Engineer, stated a pipe and joint came apart and it's washed down to the Garden Valley pond. He explained staff spoke to the contractors and instead of patching it the pipe will be replaced with a concrete pipe. He explained the failed 36" HDPE needs to be replaced with a 36" RCP.

Mr. Jeff Chambers, Director of Public Works, reviewed the proposal from Circle H Contractors noting to replace the pipe is approximately \$25,000. Mr. Gaertner stated the contractor is taking dirt from a different project and will use that dirt and charge for trucking being \$800.00.

Mr. Villarreal stated the hike and bike trail on the north and northeast side of the complex is temporarily closed in order to keep patrons safe. He recommended Circle H Contractors repair the sidewalk.

Action:

After further discussion, President John Sanders moved to approve up to \$30,000 for repair as presented. Mr. Layne Ballard seconded, All Ayes.

7. Hear update on parking lot project at Sports Complex

Mr. Villarreal reported the large parking lot, alternate #4 parking lot, and Broadhead Road entrance road is completed, crack sealed, seal coat and striped.

8. Hear and discuss monthly activity updates from city staff

Mr. Chris Seale, Horticulturist, reported he will be changing out bulbs.

Ms. Laurie Mosley, Director of Convention & Visitors Bureau, reported she received news this week that Waxahachie received the award for hosting 25 councilors in less than 3 hours. She stated we tied with the AT&T Stadium.

Ms. April Ortiz, Civic Center Director, announced the Lawn and Garden Expo is Saturday, March 24, 2018 at the Civic Center.

9. Public Comments

Mr. Bob Lynn stated Vice President Mike Ramsey is in the hospital and asked for prayers.

Mr. Dan Morton stated he spoke with Mr. John Smith about the functionality at Boat Dock Park and recommended meeting at the lake with boaters to work out logistics.

Mr. Morton reported a lake property owner has landed a water craft plane on Lake Waxahachie and feels it is dangerous. Mr. Scott stated Staff knows the property owner and is currently working with him on the development of his land. He explained TxDOT governor's planes on lakes and Staff is looking into it.

10. Adjourn

There being no further business, Mayor Kevin Strength moved to adjourn at 12:00 p.m. Mr. Dan Morton seconded, All Ayes.

Respectfully submitted,

Lori Cartwright
City Secretary