

A G E N D A

A meeting of the City of Waxahachie Economic Development Commission to be held on ***Tuesday, September 23, 2025 at 1:00 p.m.*** in the Hatchet Conference Room at the Charles Beatty Municipal Services Building, 408 S. Rogers, Waxahachie, Texas.

Members: Billie Wallace, President
Rick Keeler, Vice President
Travis Smith
Melissa Ballard
Betty Square Coleman

Ex-officio Members: Ricky Boyd, Interim City Manager
Becky McCutchen, Waxahachie ISD Superintendent
Waxahachie ISD Board Trustee

1. Call to Order
2. ***Public Comments:*** Persons may address the Board on any issues. This is the appropriate time for citizens to address the Board on any concern whether on this agenda or not. In accordance with the State of Texas Open Meetings Act, the Board may not comment or deliberate such statements during this period, except as authorized by Section 551.042, Texas Government Code.
3. Approve minutes of the Economic Development Commission meeting of January 22, 2025
4. Convene into Executive Session for deliberation regarding economic development negotiations as permitted under Section 551.087, Texas Government Code
5. Reconvene and take any necessary action
6. Adjourn

The Economic Development Commission reserves the right to go into Executive Session as authorized by Section 551.071(2) of the Texas Government Code, for the purpose of seeking confidential legal advice from legal counsel on any agenda item listed herein.

ACCESSIBILITY STATEMENT

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 ADA Coordinator at (469) 309-4000 or (TDD) 1-800-RELAY TX

<i>Notice of Potential Quorum</i> <i>One or more members of the Waxahachie City Council may be present at this meeting.</i> <i>No action will be taken by the City Council at this meeting.</i>

Economic Development Commission
January 22, 2025

A meeting of the City of Waxahachie Economic Development Commission was held on Wednesday, January 22, 2025 at 3:00 p.m. in the Hatchet Conference Room at the Charles Beatty Municipal Services Building, 408 S. Rogers, Waxahachie, Texas.

Members Present: Billie Wallace, President
Rick Keeler, Vice President
Travis Smith
Melissa Ballard

Member Absent: Betty Square Coleman

Ex-officio Member Present: Michael Scott, City Manager

Ex-officio Members Absent: Dr. David Averett, Waxahachie ISD Acting Superintendent
Waxahachie ISD Board Trustee

Others Present: Albert Lawrence, Deputy City Manager
Gumaro Martinez, Executive Director of Parks and Leisure Services
Jami Bonner, Assistant City Secretary

1. Call to Order

President Billie Wallace called the meeting to order.

2. Public Comments

None.

3. Approve minutes of the Economic Development Commission meeting of July 8, 2024

Action:

Melissa Ballard moved to approve the minutes of the Economic Development Commission meeting of July 8, 2024. Motion was seconded by Rick Keeler and carried unanimously (4-0).

4. Consider reauthorization of the City of Waxahachie Policy on Economic Development Incentives

Gumaro Martinez, Executive Director of Parks and Leisure Services, presented the item and requested reauthorization of the City of Waxahachie's Policy on Economic Development Incentives. He explained that any taxing unit entering into tax abatement agreements must have established criteria and guidelines through a policy. He noted that the policy must be reauthorized every two years and that the version presented has been effective since 2021, with no recommended revisions from staff.

Travis Smith inquired about Section 3c and staff's ability to collaborate on potential projects that may not meet zoning requirements. Deputy City Manager Albert Lawrence clarified that any project seeking abatements must comply with zoning requirements, which can be addressed through a Specific Use Permit or Planned Development if necessary. Mr. Lawrence emphasized

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that the policy serves as a guideline, with all inquiries and potential projects reviewed on a case-by-case basis. He further noted that the policy language allows the City to negotiate any terms permissible under State and Federal law.

Action:

Rick Keeler moved to recommend the reauthorization of the City of Waxahachie Policy on Economic Development Incentives as presented. Motion was seconded by Melissa Ballard and carried unanimously (4-0).

5. Adjourn

There being no further business, the meeting adjourned 3:08 p.m.

Respectfully submitted,

Jami Bonner

Assistant City Secretary