



**WACO CITY COUNCIL MEETING MINUTES**  
**AUGUST 15, 2023**  
**3:04 PM TO 6:25 PM**  
**WACO CONVENTION CENTER BOSQUE THEATER**  
**100 WASHINGTON AVENUE, WACO, TX 76701**

### CALL TO ORDER

Attendee Name	Organization	Title	Status	Arrived
Dillon Meek	City of Waco	Mayor	Present	
Andrea Barefield	City of Waco	Council Member, District I	Present	
Alice Rodriguez	City of Waco	Council Member, District II	Present	
Josh Borderud	City of Waco	Council Member, District III	Present	
Darius Ewing	City of Waco	Council Member, District IV	Present	
Jim Holmes	City of Waco	Mayor Pro Tem, District V	Present	

Mayor Dillon Meek stated that with deep sadness and a heavy heart, he informed everyone of the death of Waco Fire Engineer Steve Kroll.

Mayor Meek requested a moment of silence to remember Mr. Kroll.

### WORK SESSION

**WS-2023-575** Report of the City Manager: a. Changes in the Council Agenda; b. Organizational Updates and Recognition of Employee(s); c. Review of Business Session Agenda.

Bradley Ford, City Manager, highlighted the following agenda items.

PH 581: Conduct a public hearing and consider an ordinance: (1) amending the Project and Financing Plan for Reinvestment Zone Number One for Tax Increment Financing, Waco, Texas, to reflect an increase of \$17,389,649.00 for city projects in association with the Brazos Riverfront Development a.k.a. Brazos Promenade Project.

PH 582: Conduct a public hearing and consider an ordinance amending Chapter 22 "Streets, Sidewalks and Certain Other Public Places" of the Code of Ordinances of the City of Waco, Texas, by adding a new Article VII entitled "Street Maintenance Fee."

ITEM NO.	DESCRIPTION
	<p>RES 583: Consider a resolution: (1) setting the proposed City of Waco 2023 tax rate as 0.755000 per \$100 valuation; (2) setting a public hearing for Tuesday, September 5, 2023, to receive comments concerning said proposed City of Waco 2023 tax rate; and (3) setting the date, time, and place of the meeting.</p>
	<p>RES 584: Consider a resolution awarding contracts for financial advisory services to PFM Financial Advisors LLC, and Tijerina Galvan Lawrence LLC.</p>
	<p>RES 587: Consider a resolution approving two artwork designs for the Waco Regional Airport Terminal Building Modernization Project.</p>
	<p>RES 590: Consider a resolution approving an agreement to provide HOME Investment Partnerships Program - American Rescue Plan funding in an amount not to exceed \$550,000.00 to Solutions for Veterans.</p>
	<p>RES 591: Consider a resolution approving an agreement to provide American Rescue Plan Act funding in an amount not to exceed \$550,000.00 to Paige Estates, L.P., for the construction costs of a residential housing development.</p>
	<p>RES 592: Consider a resolution approving a professional services agreement with Kimley-Horn and Associates, Inc., in an amount not to exceed \$254,000.00, to prepare a Corridor Implementation Plan to improve streetscape, pedestrian mobility, and parking.</p>
	<p>RES 593: Consider a resolution nominating HUCK INTERNATIONAL, INC., as an enterprise project to the Office of the Governor, Economic Development &amp; Tourism, through the Economic Development Bank.</p>
	<p>RES 594: Consider a resolution approving an agreement with Armor Up America, L.L.C., for one year with four one-year options to renew to provide a crisis intervention program for City employees and their dependents.</p>
	<p>Bradley Ford, City Manager, highlighted the following resolutions that further the efforts for sustainability for city operations such as revolving Lonestar contract, electric vehicles at Cameron Park Zoo, hybrid police interceptor unit, and thanked Council for approving these items.</p>

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Council thanked staff for their work on this year's budget. Council also gave appreciation to staff for taking recommendations for the artwork designs at the airport and was excited about the improvements to the corridor. Council also discussed appreciation to staff for federal funding on RES 586 and expressed that it is a great way to help Veterans and those who may be struggling.

<b>RESULT:</b>	<b>DISCUSSED</b>
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**WS-2023-576**

Discussion of the 88th Legislative Regular Session and the called Special Sessions.

Bradley Ford, City Manager, introduced Ashley Nystrom, Chief of Staff, and Ken Neely, Legislative Affairs manager. The presentation is on file at the City Secretary's Office.

Mr. Neely gave a brief presentation regarding this year's 88th legislative session and stated that this was a record-breaking session because there were 8,344 bills that were filed by members, of which 1,259 passed, and 76 were vetoed by the governor. He also spoke regarding seven emergency items by Governor Abbott and priority bills by Lt. Dan Patrick and Speaker Dade Phelan. He explained that there were 230 bills that affect cities, and highlighted three bills that have a direct impact on the City of Waco. Ashley Nystrom, Chief of Staff spoke regarding H.B. 2827 Dairy Bill because it was one of Waco's top legislative priorities. She expressed gratitude and appreciation for the quick and effective community action and support to oppose this legislation.

Council stated great work to staff, Council, and the community for working and fighting together on this item. Council thanked all who worked hard to fight against H.B. 2827.

<b>RESULT:</b>	<b>DISCUSSED</b>
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**WS-2023-577**

Discussion of Fiscal Year 2022-2023 Third Quarter Financial and Investment Reports.

Bradley Ford, City Manager, introduced Nick Sarpy, Finance Director, and Paul Cain, Assistant City Manager. The presentation is on file at the City Secretary's Office.

ITEM NO.	DESCRIPTION
	<p>Nick Sarpy, Finance Director, stated that revenues are higher as a result of an increase in property taxes, sales tax, and interest income due to rates. The expenses are higher due to higher encumbrances and increased personnel costs. He also explained the revenues and expenses for each department for the third quarter of the year; and gave an update on the investment report. Mr. Sarpy stated that the City is still showing strong sales and hotel-motel tax revenues; however, the growth in both is not always exceeding inflation rates indicating the growth is a product of increased costs, not necessarily increased activity. He also expressed that most operations are in line with the budget and expectations for the quarter.</p> <p>Council commended staff on their work on the report and were excited to see that the third quarter looks good.</p>

<b>RESULT:</b>	<b>DISCUSSED</b>
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- WS-2023-578** Discussion of the City Manager's Fiscal Year 2023-2024 Recommended Operating and Capital Improvements Program Budgets, including the City's debt profile.
- Bradley Ford, City Manager, introduced Nick Sarpy, Finance Director, and Paul Cain, Assistant City Manager. The presentation is on file at the City Secretary's Office.
- Mr. Sarpy gave Council an update on the debt profile for the City. He also went over the projects that are included in the FY24 general tax supported Certificate of Obligation Issue and FY24 Utility Certificate of Obligation issue. Additionally, he presented the budget calendar to Council.
- Council stated to staff that with the new growth going on, the city has a lot going on, and he appreciates the staff for the analyses and the reports given to Council to be able to see how the City is handling the debt.

<b>RESULT:</b>	<b>DISCUSSED</b>
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- WS-2023-579** Council requests for scheduling of future agenda items.

<b>RESULT:</b>	<b>NONE</b>
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**EXECUTIVE SESSION – DECORDOVA ROOM**

Mayor Meek recessed the meeting at 4:38 PM

Notice is hereby given that the City Council will go into Executive Session in accordance with the following provisions:

1. Attorney Briefing (Texas Open Meetings Act Sec. 551.071): House Bills 1750, 2308, and 3492, passed in the 88th Regular Session of the Texas Legislature;
2. Real Property (Texas Open Meetings Act Sec. 551.072); and
3. Economic Development (Texas Open Meetings Act Sec. 551.087).

**The City Council may go into Executive Session on any item listed on the Agenda in accordance with Chapter 551 of the Government Code.**

Mayor Meek reconvened the meeting at 6:00 PM

**BUSINESS SESSION – WACO CONVENTION CENTER BOSQUE THEATER****PLEDGE OF ALLEGIANCE****MINUTES**

**MA-2023-580** Approval of Minutes for the August 1, 2023, Regular City Council Meeting.

<b>RESULT:</b>	<b>APPROVED AS SUBMITTED</b>
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**PROCLAMATIONS/PRESENTATIONS/SPECIAL RECOGNITION****PUBLIC HEARINGS**

**PH-2023-581** Conduct a public hearing and consider an ordinance: (1) amending the Project and Financing Plan for Reinvestment Zone Number One for Tax Increment Financing, Waco, Texas, to reflect an increase of \$17,389,649.00 for city projects in association with the Brazos Riverfront Development a.k.a. Brazos Promenade Project (Catalyst Urban Development, LLC, Catalyst Urban Waco Development I, LLC, Catalyst Urban Waco Development II, LLC, and/or Catalyst Urban Waco Development III, LLC (collectively "Catalyst")), the Foster Pavilion, and the Catalyst development associated with the Foster Pavilion pursuant to Chapter 311 of the Texas Tax Code; and 2) authorizing the City Manager to execute any documents in connection therewith. **FIRST READING**

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Jeremy Pesina, Economic Development, made staff presentation.

Mayor Meek opened the public hearing.

- No one spoke for or against this item.

Mayor Meek closed the public hearing.

<b>RESULT:</b>	<b>MOTION TO APPROVE PASSED [5 TO 0]</b>
<b>MOVER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>SECONDER:</b>	Alice Rodriguez, Council Member, District II
<b>AYES:</b>	Meek, Barefield, Rodriguez, Ewing, Holmes
<b>DISQUALIFIED:</b>	Borderud

#### PH-2023-582

Conduct a public hearing and consider an ordinance amending Chapter 22 “Streets, Sidewalks and Certain Other Public Places” of the Code of Ordinances of the City of Waco, Texas, by adding a new Article VII entitled “Street Maintenance Fee”; providing for definitions; making certain findings; providing for creation of a street maintenance special revenue fund; providing for administration of this Article VII; establishing a street maintenance fee; providing for calculation of fees; providing for billing of street maintenance fee and penalties and remedies for nonpayment; providing for an appeal and hearing process; providing for exemption; providing for no waiver of immunity; providing for discontinuation of street maintenance fee. **FIRST READING**

Amy Burlarley-Hyland, Director of Public Works, made staff presentation.

Mayor Meek opened the public hearing.

- Epharm Herring, 1044 Chestnut, spoke on the Street Maintenance Fee.

Mayor Meek closed the public hearing.

<b>RESULT:</b>	<b>MOTION TO APPROVE PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Josh Borderud, Council Member, District III
<b>SECONDER:</b>	Alice Rodriguez, Council Member, District II
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

## ITEM NO.

## DESCRIPTION

**RESOLUTIONS****CONSENT AGENDA**

Consent Agenda includes Agenda numbers RES-583 through RES-609.

- RES-2023-583** Consider a resolution: (1) setting the proposed City of Waco 2023 tax rate as 0.755000 per \$100 valuation; (2) setting a public hearing for Tuesday, September 5, 2023, to receive comments concerning said proposed City of Waco 2023 tax rate; and (3) setting the date, time, and place of the meeting at which the City Council will vote on said proposed tax rate of 0.755000 per \$100 valuation as Tuesday, September 5, 2023, at 6:00 p.m., in the Bosque Theater in the City of Waco Convention Center, located at 100 Washington Avenue, Waco, Texas, and further authorizing publication of the required public notices.
- RES-2023-584** Consider a resolution awarding contracts for financial advisory services to PFM Financial Advisors LLC, and Tijerina Galvan Lawrence LLC, and authorizing the City Manager to execute any documents in connection therewith.
- RES-2023-585** Consider a resolution amending the Fiscal Year 2022-2023 Operating and Capital Improvements Program budgets for the City for the General Fund, Cameron Park Zoo Fund, Cameron Park Zoo Cash Capital Improvements Program ("CIP") Fund, Special Projects Reserve Fund, Solid Waste Fund, Solid Waste Cash CIP Fund, East Waco Library Cash CIP Fund, Airport Fund, and Building Demo Fund, due to operational and capital requirements.
- RES-2023-586** Consider a resolution authorizing the City Manager to complete and submit an application to the LoanSTAR ("Saving Taxes and Resources") Revolving Loan Program through the State Energy Conservation Office for an amount not to exceed \$5,379,790.00.
- RES-2023-587** Consider a resolution approving two artwork designs for the Waco Regional Airport Terminal Building Modernization Project, and authorizing the City Manager to execute any documents in connection therewith.

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<b>RES-2023-588</b>	Consider a resolution: (1) amending the Fiscal Year 2022-2023 Operating and Capital Improvements Program ("CIP") budgets for the Airport Fund and Airport Cash CIP Fund by increasing appropriations from unappropriated working capital of the fund by \$13,859.00; (2) ratifying the grant agreement with the United States Department of Transportation, administered by the Federal Aviation Administration (grant number 3-48-0220-050-2023) for the Airport Improvement Program in the amount of \$124,730.00; (3) accepting said grant funds; (4) appropriating said grant funds in accordance with the grant agreement; and (5) authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-589</b>	Consider a resolution: (1) amending the Fiscal Year 2022-2023 Operating and Capital Improvements Program ("CIP") budgets for the Airport Fund and Airport Cash CIP Fund by increasing appropriations from unappropriated working capital of the fund by \$34,651.00; (2) authorizing the submission of grant application number 3-48-0220-049-2023 for a United States Department of Transportation Airport Improvement Program grant, administered by the Federal Aviation Administration, in an amount not to exceed \$1,414,365.00, with a local match not to exceed \$157,151.00; (3) accepting the award, upon notification of award; (4) appropriating the funds in accordance with the grant agreement; and (5) authorizing the City Manager to execute all documents necessary to complete these transactions.
<b>RES-2023-590</b>	Consider a resolution approving an agreement to provide HOME Investment Partnerships Program - American Rescue Plan funding in an amount not to exceed \$550,000.00 to Solutions for Veterans, Inc., for construction costs of a residential development consisting of 34 affordable rental housing units for veterans who are homeless or at risk of homelessness, located at 4800 Memorial Drive and known as Freedom's Path at Waco, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-591</b>	Consider a resolution approving an agreement to provide American Rescue Plan Act funding in an amount not to exceed \$550,000.00 to Paige Estates, L.P., for the construction costs of a residential housing development consisting of 64 rental housing units for seniors, which includes 54 affordable units, located at 826 South 11th Street and



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	known as Paige Estates, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-592</b>	Consider a resolution approving a professional services agreement with Kimley-Horn and Associates, Inc., in an amount not to exceed \$254,000.00, to prepare a Corridor Implementation Plan to improve streetscape, pedestrian mobility, and parking in the area generally located along 25th Street from Franklin Avenue to Maple Street, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-593</b>	Consider a resolution nominating HUCK INTERNATIONAL, INC., as an enterprise project to the Office of the Governor, Economic Development & Tourism, through the Economic Development Bank, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-594</b>	Consider a resolution approving an agreement with Armor Up America, L.L.C., for one year with four one-year options to renew to provide a crisis intervention program for City employees and their dependents in an amount not to exceed \$150,000.00, and authorizing the City Manager to execute any documents necessary in connection therewith.
<b>RES-2023-595</b>	Consider a resolution acknowledging a Notice of Award from the Texas Health and Human Services Commission for the Women, Infants and Children ("WIC") Program for the period of October 1, 2023, through September 30, 2024, accepting grant funds in the amount of \$1,866,831.00, appropriating said grant funds, and authorizing the City Manager, or his designee, to execute any documents in connection therewith and/or furnish additional information or documentation as deemed necessary for implementation of said program and related matters.
<b>RES-2023-596</b>	Consider a resolution approving an amendment to the State-R Services grant contract (Contract No. 5611/SR1-553-04) from the Texas Department of State Health Services administered through the Brazos Valley Council of Governments for the HIV Case Management program provided by the Waco-McLennan County Public Health District extending the grant period from April 1, 2023, through August

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	31, 2023, to April 1, 2023 through March 31, 2024, and authorizing the City Manager, or his designee, to execute any documents in connection therewith and/or furnish additional information or documentation as deemed necessary for implementation of said program and related matters.
<b>RES-2023-597</b>	Consider a resolution approving a one-year renewal of the Interlocal Agreement between McLennan County and the City of Waco for the operation and maintenance of the On-Site Sewage Facilities program under the Waco-McLennan County Public Health District during Fiscal Year 2023-2024, and authorizing the City Manager, or his designee, to execute any documents in connection therewith.
<b>RES-2023-598</b>	Consider a resolution approving a commercial watercraft licensing agreement with Waco Tours, LLC, to permit the operation of a commercial watercraft business to provide tours and cruises on Lake Brazos for a period of five years with one additional five-year term upon mutual consent, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-599</b>	Consider a resolution approving the purchase of four electric transport vehicles for the Cameron Park Zoo, including two shuttle units with six-passenger seating capacity and two transport units with two-person seating capacity and a cargo bed for materials and supply transport, from JRE Golf Cars, LLC d/b/a Mission Golf Cars Waco, through a cooperative purchasing agreement with OMNIA, for a total amount not to exceed \$62,709.40, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-600</b>	Consider a resolution approving the purchase of a Ford Explorer Hybrid Police Interceptor Unit vehicle from Sam Pack's Five Star Ford under a cooperative purchasing agreement with BuyBoard for a total amount not to exceed \$65,615.47, and authorizing the City Manager to execute any documents in connection therewith
<b>RES-2023-601</b>	Consider a resolution: (1) amending a contract with Austin Commercial, LP, the Construction Manager at Risk for the University Parks Drive and Clay Avenue Improvements project to increase the previously authorized Guaranteed Maximum Price by \$4,279,642.89 as required to install various streetscape features along University

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	Parks Drive from Jackson Avenue to Interstate Highway 35, which includes a full-width street mill and overlay, medians, sidewalks, hardscaping, signage, striping, landscaping, irrigation, and lighting, and set forth an amended Guaranteed Maximum Price of \$11,260,490.07 for the project; (2) expressing the City's official intent to reimburse itself from future bond proceeds totaling \$4,279,642.89; and (3) authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-602</b>	Consider a resolution approving a contract with Langerman Foster Engineering Company, LLC, for construction materials testing services in connection with the construction of the MKT Trail in an amount not to exceed \$72,205.00, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-603</b>	Consider a resolution ratifying a purchase order issued to Texas Materials Group, Inc., for the emergency repair of two work areas along 26th Street near Franklin Avenue due to the blowout of a waterline distribution main on Thursday, July 20, 2023, in an amount not to exceed \$131,540.00, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-604</b>	Consider a resolution approving the purchase of a TAG Paver Trailer (89,000 GVW) from Vermeer Equipment of Texas, LLC d/b/a Vermeer Texas-Louisiana under a cooperative purchase agreement with BuyBoard (contract # 646-21) in an amount not to exceed \$58,418.75, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-605</b>	Consider a resolution approving the purchase of a 2023 Wachs, Model 77-000-61, Skid Mounted Hydro Excavator (pothole machine) from Wachs E H Company Inc., under a cooperative purchasing agreement with BuyBoard in a total amount not to exceed \$59,727.10, and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-606</b>	Consider a resolution approving an amendment to the existing contract with Langerman Foster Engineering Company, LLC, for additional material testing services for the construction of the Lake Brazos Dam Embankment Repairs and Outlet Upgrades Project, in an amount not to exceed \$45,000.00 (for a new contract total amount not to exceed

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	\$89,996.00), and authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-607</b>	Consider a resolution: (1) increasing bond-funded appropriations in the Lake Brazos Dam Erosion Project by \$251,672.00 and decreasing bond-funded appropriations in the Water System Improvements Project by \$251,672.00 for the Fiscal Year 2020-2021 Capital Improvements Program ("CIP"); (2) amending the existing contract with Freese & Nichols, Inc., for the Lake Brazos Dam Improvements Project for additional construction phase engineering services in an amount not to exceed \$152,529.00 (for a new contract total amount not to exceed \$1,124,575.00); and (3) authorizing the City Manager to execute any documents in connection therewith.
<b>RES-2023-608</b>	Consider a resolution: (1) accepting the following from the Texas Department of Transportation: (a) a Federal Section 5339 grant for the purchase of replacement or expansion fleet to be used by Waco Transit System for day-to-day operations, in an amount not to exceed \$474,006.00 from the Fiscal Year 2023 award allocation; and (b) the award of Transportation Development Credits not to exceed 94,801 to be used instead of local matching funds; (2) appropriating the funds; and (3) authorizing the City Manager to execute any documents in connection therewith and/or furnish additional information or documentation as deemed necessary for implementation of said program and related matters.
<b>RES-2023-609</b>	Consider a resolution accepting a Federal 5310 grant from the State of Texas, acting through the Texas Department of Transportation, which will provide funding to Waco Transit System for transportation services for elderly and disabled citizens within the Waco urbanized area, in an amount not to exceed \$167,339.00, using awarded Transportation Development Credits of 33,468 as local match, and authorizing the City Manager to execute any documents in connection therewith and/or furnish additional information or documentation as deemed necessary for implementation of said program and related matters.

**RESULT: APPROVED CONSENT [UNANIMOUS]**

**MOVER:** Darius Ewing, Council Member, District IV

**SECONDER:** Andrea Barefield, Council Member, District I

**AYES:** Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

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**ORDINANCES**

**ORD-2023-610** Consider an ordinance amending certain portions of Sections 2.2 “Definitions”, 2.3 “Clarification concerning the term subdivision plan”, 3.3 “Required documents”, 5.2 “Permanent improvements”, and 5.4 “Approved construction plans and specifications and record drawing plans” in Appendix B “Subdivisions” of the Code of Ordinances of the City of Waco, Texas, for the purpose of complying with revisions to Texas Local Government Code Chapter 212 per House Bill 3699 of the 88th Regular Session. **SECOND READING**

<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>SECONDER:</b>	Alice Rodriguez, Council Member, District II
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-611** Consider an ordinance abandoning a 20’ wide General Utility Easement to the City of Waco described as 1.49 acres of land in the B.B.B. & C. Railroad Survey, Abstract No. 160 in McLennan County, Texas and being out of that 1.61 acre City of Waco, Texas 20 foot wide General Utility Easement described in Volume 1673, Page 246 of the Deed Records of McLennan County, Texas and across that called 116.64 acres described in a deed to Waco Construction, LLC, in Instrument 2013021952 of the Official Public Records of McLennan County, Texas. (ABD-23-6 Mitchell & Associates, on behalf of Billy Wade) **SECOND READING**

<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>SECONDER:</b>	Andrea Barefield, Council Member, District I
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-612** Consider an ordinance abandoning the right-of-way of Jackson Avenue, between 10th and 11th Streets described as 0.11 acres of land in the City of Waco, McLennan County, Texas, being a part of Jackson Avenue as shown in Block B of the J. W. Mann’s Addition, to the City of Waco, McLennan County, Texas, as per plat recorded in Volume 28, Page 243 of the Deed Records of McLennan County, Texas. (ABD-22-10 Andrew Bourgeois, on behalf of WAGBOO Properties, LLC) **SECOND READING**

ITEM NO.	DESCRIPTION
<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Alice Rodriguez, Council Member, District II
<b>SECONDER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-613** Consider an ordinance rezoning from C-2 to R-2 on properties described as Lots 4-10, Block 2, Geisler Addition, known as 1811, 1813, 1817, 1819, 1821, and 1829 Meridian Avenue. (Case Z-23-26 Harris Arnhart, on behalf of WTX Development Company, LLC, and City of Waco) **SECOND READING**

<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Alice Rodriguez, Council Member, District II
<b>SECONDER:</b>	Darius Ewing, Council Member, District IV
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-614** Consider an ordinance rezoning from R-3C to O-3 on property described as Lot 3A and 4, Block 3, Cohen Addition, known as 1816 Morrow Avenue. (Case Z-23-28 Rene Montelongo) **SECOND READING**

<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>SECONDER:</b>	Andrea Barefield, Council Member, District I
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-615** Consider an ordinance rezoning from O-2 to O-3 on property described as Lot 17, Block 7, Huaco Heights Addition, known as 3501 W. Waco Drive. (Case Z-23-27 Gavin Lane, on behalf of 3501 WWD, LLC) **SECOND READING**

ITEM NO.	DESCRIPTION
<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Andrea Barefield, Council Member, District I
<b>SECONDER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-616** Consider an ordinance rezoning from C-3 to R-2 on property described as Lot 11, Block 36, Farwell Heights Addition, known as 1915 Reuter Avenue. (Case Z-23-32 City of Waco) **SECOND READING**

<b>RESULT:</b>	<b>MOTION TO APPROVE ON SECOND READING PASSED [UNANIMOUS]</b>
<b>MOVER:</b>	Jim Holmes, Mayor Pro Tem, District V
<b>SECONDER:</b>	Alice Rodriguez, Council Member, District II
<b>AYES:</b>	Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-617** Consider an ordinance to: (A) change the land use designation from Suburban Residential and Open Space to Institutional and rezone from M-2 to O-2 on properties described as (1) a 58.690 acre tract of land out of Lot 1 and Lot 2, Block 1, Taylor Estate Addition, in the City of Waco, McLennan County, Texas, according to the plat thereof recorded under McLennan County Clerk's Document ("M.C.C.D.") 2022000675 of the Official Public Records of McLennan County, Texas ("O.P.R.M.C.T."), and (2) a 1.708 acre tract of land located in the Thomas J. Chambers Survey, Abstract 7, in the City of Waco, McLennan County, Texas, and being a portion of that land described as Tract Three in the deeds to Helen Marie Taylor recorded in M.C.C.D. 2014019394, 2014019395 and 2014026456 of the O.P.R.M.C.T., and described as Tract I in a deed to Helen Marie Taylor recorded in Volume 1552, Page 247 of the Deed Records of McLennan County, Texas ("D.R.M.C.T."), and being in the un- developed plat of J. W. Taylor's Addition to the City of Waco, McLennan County, Texas according to the plat thereof recorded in Volume 90, Page 31 of the D.R.M.C.T., known as a portion of 2324 S. University Parks Drive; and (B) change the land use designation from Suburban Residential and Open Space to Mixed Use Flex and rezone from M-2 to C-2 on property described as a 12.354 acre tract of land out of Lot 1 and Lot 2, Block 1, Taylor Estate Addition, in the City of Waco, McLennan County, Texas, according to the plat thereof recorded under M.C.C.D. 2022000675 of the O.P.R.M.C.T., known as another portion of 2324 S. University Parks Drive. (Case Z-23-30 Jack Horton and Barrett Kirk, on behalf of MREP Investments, LLC)  
**SECOND READING**

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**RESULT:** **MOTION TO APPROVE ON SECOND READING PASSED  
[UNANIMOUS]**

**MOVER:** Andrea Barefield, Council Member, District I

**SECONDER:** Jim Holmes, Mayor Pro Tem, District V

**AYES:** Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

**ORD-2023-618** Consider an ordinance: (1) approving a Boundary Agreement (via an interlocal agreement) with the City of McGregor, Texas, to alter both (a) the Cities' Water Certificates of Convenience and Necessity ("CCNs") service areas and (b) the city limit boundaries between the City of Waco and the City of McGregor; (2) approving a purchase and sales agreement for the conveyance of a 1.382 acre parcel of land located at the northwest intersection of U.S. Highway 84 at Val Verde Road and out of the Lorenzo D. Bragg Survey, Abstract No. 101 (McLennan County Appraisal District I.D. No. 372622) from McGregor, and accepting said parcel; and (3) authorizing the City Manager to execute any documents in connection therewith. **FIRST READING.**

**RESULT:** **MOTION TO APPROVE ON FIRST READING PASSED  
[UNANIMOUS]**

**MOVER:** Jim Holmes, Mayor Pro Tem, District V

**SECONDER:** Darius Ewing, Council Member, District IV

**AYES:** Meek, Barefield, Rodriguez, Borderud, Ewing, Holmes

## HEARING OF ANY VISITOR CONCERNING CITY BUSINESS

Mayor Meek opened the Hearing of Visitors.

- No one spoke during the Hearing of Visitors.

Mayor Meek closed the Hearing of Visitors.

## COUNCIL COMMENTS ON ITEMS OF COMMUNITY INTEREST

Councilmember Barefield thanked everyone who helped with the reopening of Carver School. She also recognized Rapping Reggie and NBA player Kendrick Williams who help in the community with back-to-school activities and who are always willing to come back to Waco and give back.

Councilmember Borderud and Holmes expressed excitement for the Midway school ribbon cutting and stated they are looking forward to new campuses that will be coming up throughout the city in the future.



ITEM NO.

DESCRIPTION

**COUNCIL REPORTS AND REQUESTS FOR SCHEDULING FUTURE AGENDA ITEMS.**

Council Member Reports on Committees and Boards and Commissions Liaison Visits.

**THERE BEING NO FURTHER BUSINESS THE MEETING WAS ADJOURNED AT 6:25 PM.**

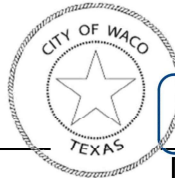
**ATTEST:**

DocuSigned by:



Michelle Hicks  
City Secretary

DS



DocuSigned by:



Dillon Meek, Mayor  
City of Waco, Texas

APPROVED BY COUNCIL: September 5, 2023