



ENNIS CITY COMMISSION AGENDA
TUESDAY, OCTOBER 20, 2026
6:00 PM

CITY OF ENNIS CITY HALL
COMMISSION CHAMBERS
107 N. SHERMAN
ENNIS, TEXAS 75119
(972) 875-1234

As authorized by Texas Government Code Section 551.071 - this meeting may be convened into closed Executive Session for the purposes of seeking confidential legal advice from the City Attorney on any item on the agenda at any time during the meeting.

The City of Ennis reserves the right to re-align, recess, or reconvene the Regular Session or called Executive Session or order of business at any time prior to adjournment.

As authorized by Texas Government Code Section 551.007 - the governing body shall allow any member of the public who wishes to speak on an agenda item at an open meeting to address the body regarding that item before or during the consideration of the item.

CITY COMMISSION MEETINGS ARE NOW LIVESTREAMED AT:
www.ennistx.gov/citycommissionlivestream

A. CALL TO ORDER

- Roll Call
- Invocation
- Pledge of Allegiance

B. PRESENTATIONS

- B.1. Mayor Spotlight - Mayoral recognition of City of Ennis employees for outstanding service, achievements, and contributions to the City
- B.2. City of Ennis Employee of the Month
 - Christopher Stroud, Detention Officer
- B.3. City of Ennis New Employee Recognition
- B.4. Texas Police Chiefs Association Accreditation
- B.5. Arbor Day Proclamation
- B.6. Monthly Update - Streets

C. CITIZENS PUBLIC COMMENT PERIOD

The City Commission invites citizens to address the Commission on any topic not already scheduled for a Public Hearing. Citizens wishing to speak should complete a "Citizen Comment Period" form and present it to the City Secretary prior to the meeting. Speakers are limited to 3 minutes. In accordance with the Texas Open Meetings Act, the City Commission cannot take action on items not listed on the agenda. However, your concerns may be addressed by City Staff, placed on a future agenda, or responded to by some other course.

D. COMMISSIONER UPDATES

Pursuant to Texas Government Code Section 551.0415 the Mayor and Commission may report on the following items: (1) expression of thanks, congratulations or condolences; (2) information about holiday schedules; (3) recognition of individuals; (4) reminders about upcoming City Commission events; (5) information about community events; (6)

announcements involving imminent threat to public health and safety.

E. CONSENT ITEMS

- E.1. Approval of the September 15, 2026, Ennis City Commission Regular Meeting Minutes.

[CC Regular Meeting Minutes - 09-15-2026](#)

- E.2. Approval of the September 29, 2026, Ennis City Commission Special Meeting Minutes.

[CC Special Meeting Minutes - 09-29-2026](#)

- E.3. Approval of the October 1, 2026, Ennis City Commission Special Meeting Minutes.

[CC Special Meeting Minutes - 10-01-2026](#)

- E.4. Approval of the October 9, 2026, Ennis City Commission Special Meeting Minutes.

[CC Special Meeting Minutes - 10-09-2026](#)

- E.5. Approval of a Resolution of the City Commission of the City of Ennis, Texas, designating The Ennis News as the official newspaper and The Waxahachie Daily Light as the alternate newspaper for the City of Ennis for FY 2027.

[Designation of Official & Alternate Newspaper](#)

- E.6. Approval of a Resolution of the City Commission of the City of Ennis, Texas, assigning the FY 2027 Buc-ee's Community Outreach Funds to designated nonprofit recipients.

[Buc-ee's Community Outreach Funds](#)

- E.7. Approval of a Resolution of the City Commission of the City of Ennis, Texas, awarding an annual fuel contract for FY 2027 to Mansfield Oil on Sourcewell Contract #121522-MNF; and authorizing the City Manager, or designee, to execute all documents in connection therewith.

[Mansfield Oil FY 2027 Annual Fuel](#)

- E.8. Approval of a Resolution of the City Commission of the City of Ennis, Texas, authorizing acceptance of a Fiscal Year 2027 Routine Airport Maintenance Program (RAMP) Grant from the Texas Department of Transportation Aviation Division for Ennis Municipal Airport (F41); authorizing execution of the Reimbursable Grant Agreement; committing local matching funds; and authorizing necessary Budget Amendments.

[FY 2027 RAMP Grant](#)

- E.9. Approval of a Resolution of the City Commission of the City of Ennis, Texas, authorizing a lease agreement between the City of Ennis and the Ennis Economic Development Corporation for approximately 3,200 square feet of property located at 301 N.W. Main Street, Ennis, Texas for a dog park; authorizing the Mayor to execute the agreement; providing a severability clause; and providing an effective date.

[301 NW Main Lease Agreement](#)

F. PUBLIC HEARING

- F.1. Conduct a Public Hearing regarding an application for a Zoning Change from Agricultural (A) and Single-Family Residential District – 10 (R-10) to Planned Development (PD) for an approximately 124.289-acre tract of land situated in the

William Garrett Survey, Abstract No. 382, John Holt Survey, Abstract No. 452, John F. Reagor Survey, Abstract No. 931 and B.F. Reagor Survey, Abstract No. 943, City of Ennis, Ellis County, Texas. Located at 2200 Country Club Road. Ellis CAD ID 183729. This request includes a concept plan containing approximately 86 single-family residential lots and 1.27 acres of common area open space. Tranquility Subdivision. CONTINUED FROM THE AUGUST 18, 2026 CITY COMMISSION MEETING.

[Public Hearing - 2200 Country Club Road Rezoning A & R-10 to PD](#)

- F.2. Conduct a Public Hearing to discuss and consider approving amendments to the Ennis Unified Development Ordinance to define and regulate Drone Delivery Hubs or Stations by amending: 1) Article V "Use Standards," Section 5.1.5 "Table of Allowed Uses," to add "Drone Delivery Hub or Station (Small)" and "Drone Delivery Hub or Station (Large)"; Section 5.2 "Additional Use Standards," Subsection 5.2.5 "Industrial Uses," to add "(7) Drone Delivery Hubs or Stations"; Section 5.3 "Accessory Uses and Structures," Subsection 5.3.4 "Table of Accessory Uses and Structures" to add "Drone Delivery Hub or Station (Small)"; 2) Article VII "Site Design and Development Standards," Section 7.2 Off Street Parking, Subsection 7.2.3 "Off Street Parking Standards," Table 7.2-3a: "Off-street Parking Schedule A" to add "Drone Delivery Hub or Station (Small)" and "Drone Delivery Hub or Station (Large)"; and 3) Article XI "Definitions," Section 11.4.4 "Industrial Uses," E. "Transportation Related Uses" to add "(7) Drone Delivery Hub or Station (Small)", "(8) Drone Delivery Hub or Station (Large)", "(9) Drone Staging Area".

[Public Hearing - UDO Amendment - Drone Delivery Hubs or Stations](#)

G. ITEMS FOR DISCUSSION AND INDIVIDUAL CONSIDERATION

- G.1. Discuss and consider an Ordinance amending the Zoning and Zoning Map of the City of Ennis, Texas from Agricultural (A) and Single-Family Residential District – 10 (R-10) to Planned Development (PD) for an approximately 124.289-acre tract of land situated in the William Garrett Survey, Abstract No. 382, John Holt Survey, Abstract No. 452, John F. Reagor Survey, Abstract No. 931 and B.F. Reagor Survey, Abstract No. 943, City of Ennis, Ellis County, Texas. Located at 2200 Country Club Road. Ellis CAD ID 183729. This request includes a concept plan containing approximately 86 single-family residential lots and 1.27 acres of common area open space. Tranquility Subdivision.

[2200 Country Club Road Rezoning A & R-10 to PD](#)

- G.2. Discuss and consider an Ordinance amending the Ennis Unified Development Ordinance to define and regulate Drone Delivery Hubs or Stations by amending: 1) Article V "Use Standards," Section 5.1.5 "Table of Allowed Uses," to add "Drone Delivery Hub or Station (Small)" and "Drone Delivery Hub or Station (Large)"; Section 5.2 "Additional Use Standards," Subsection 5.2.5 "Industrial Uses," to add "(7) Drone Delivery Hubs or Stations"; Section 5.3 "Accessory Uses and Structures," Subsection 5.3.4 "Table of Accessory Uses and Structures" to add "Drone Delivery Hub or Station (Small)"; 2) Article VII "Site Design and Development Standards," Section 7.2 Off Street Parking, Subsection 7.2.3 "Off Street Parking Standards," Table 7.2-3a: "Off-street Parking Schedule A" to add "Drone Delivery Hub or Station (Small)" and "Drone Delivery Hub or Station (Large)"; and 3) Article XI "Definitions," Section 11.4.4 "Industrial Uses," E. "Transportation Related Uses" to add "(7) Drone Delivery Hub or Station (Small)", "(8) Drone Delivery Hub or Station (Large)", "(9) Drone Staging Area"

[UDO Amendment - Drone Delivery Hubs or Stations](#)

- G.3. Discuss and consider an Ordinance approving a Fiscal Year 2027 Supplemental Budget Carry Forward of \$55,404,365 for ongoing projects approved but not completed in FY 2026 and provide additional \$200,000 funding from the Tourism Fund for Bluebonnet Festival expenses and the Tourism Event Support Pilot Program.
[FY 2027 Budget Carry Forward and Amendment](#)
- G.4. Discuss and consider a Resolution of the City Commission of the City of Ennis, Texas, approving a Beverage Provision Agreement with Peak Beverage Texas LLC to provide alcohol and non-alcohol beverage concessions for the Ennis Autumn Daze Festival; and authorizing the Mayor to execute the necessary documents.
[Peak Beverage - Beverage Provision Agreement](#)
- G.5. Discuss and consider a Resolution of the City Commission of the City of Ennis, Texas, authorizing the Mayor to execute a Twenty-Year Interlocal Agreement with the City of Waxahachie for the joint development and operation of an Animal Shelter; committing to 17% of the capital costs of the Animal Shelter; appropriating \$612,000.00 for architectural, engineering, and related professional services necessary for the planning and design of the animal shelter.
[Interlocal Agreement for Animal Shelter](#)
- G.6. Discuss and consider a Resolution of the City Commission of the City of Ennis, Texas, awarding 26-101-13 Automated Weather Observing System (AWOS III-PT) - Ennis Municipal Airport to DBT Transportation Services LLC in an amount not to exceed \$180,000.00 plus allowable contingencies and authorizing the Mayor or City Manager to execute an agreement in connection therewith.
[Automated Weather Observing System](#)

H. EXECUTIVE SESSION

The City Commission will recess into closed Executive Session pursuant to Texas Government Code:

- H.1. Section 551.087 – Deliberation regarding Economic Development Negotiations – Discuss or deliberate regarding commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay, or expand in or near the territory of the city and with which the city is conducting Economic Development negotiations; and/or to deliberate the offer of a financial or other incentive to the business prospect:
- *Project Buster*
 - *Project Apple*
 - *Project Ennis Gateway*
- H.2. Section 551.072 - Deliberation regarding the purchase, exchange, lease, or value of real property:
- *ECAD Property ID 275434*
- H.3. Section 551.074 - Deliberation regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee:
- *City Attorney Review*
 - *City Manager*
- H.4. Section 551.071(1) and (2) - Seek the advice of the Attorney regarding pending or contemplated litigation or a settlement offer and to consult with the City Attorney on a matter in which the duty of the attorney to the governmental body under the Texas

Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act:

- *Rooftop Lights*

I. ACTION NECESSARY AS A RESULT OF THE EXECUTIVE SESSION

J. ADJOURNMENT

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in accordance with the regulations of the Texas Open Meetings Act on the bulletin board located at the entrance to the City of Ennis City Hall, a place convenient and readily accessible to the general public, as well as to the City's website at www.ennistx.gov and said Notice was posted prior to the following date and time: **Wednesday, October 14, 2026 at 5:00 P.M.**, and will remain posted for at least two hours after said meeting was convened.



Bethany Prewitt, TRMC
City Secretary

City of Ennis City Commission meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at (972) 875-1234 or write to: PO Box 220, Ennis, TX 75120, at least 48 hours in advance of the meeting.