

CITY OF DENTON CITY COUNCIL MINUTES

March 18, 2014

After determining that a quorum was present, the City Council convened in a Work Session on Tuesday, March 18, 2014 at 3:00 p.m. in the Council Work Session Room at City Hall.

PRESENT: Mayor Pro Tem Kamp, Council Member Engelbrecht, Council Member Gregory, Council Member King, Council Member Roden, and Council Member Hawkins.

ABSENT: Mayor Burroughs

1. Citizen Comments on Consent Agenda Items

There were no citizen requests to speak.

2. Requests for clarification of agenda items listed on the agenda for March 18, 2014.

Council Member Hawkins requested a clarification of Item J on the Consent Agenda.

City Attorney Burgess stated that Council would be discussing that item in Closed Session.

Council Member Gregory requested that Consent Agenda Item J be pulled from the Consent Agenda for separate consideration to provide a public explanation.

Council Member Roden questioned Consent Agenda Item G regarding the amendment to the food ordinance. He had a question regarding parking in the City's right-of-way but there was no listing in Closed Session for such a discussion. He suggested that item be pulled for further discussion.

City Attorney Burgess stated that the item could be added to the Closed Session for discussion.

Council Member Roden asked about the provision relating to changes in itinerary and the need to have it approved by a Planner. He questioned if that was an additional provision added to the ordinance.

Kurt Hansen, Building Official, stated that had already been the process and staff wanted it codified in the ordinance.

Council Member Roden asked if that would be done in-house or with a separate process.

Hansen stated staff would help facilitate it through the Planners.

Council Member Roden questioned whether the provision for filing an itinerary change was two days after the change or before the change.

Hansen stated that the current code was two days before the change was made.

Council Member Roden stated that the intent from the operators was if they had an original permit with three sites approved, there would be flexibility to move to a different location than noted in itinerary.

Hansen stated that they could have a different day but still be at an approved location. There was latitude to provide locations but not be specific for days and times.

Council Member Gregory stated that his definition of itinerary and schedule were the same. Itinerary was not defined in the ordinance. He felt itinerary was a list of places but not a schedule. As long as itinerary was defined as a list of places where the trucks could go that were preapproved, then the trucks could notify staff of the location.

Hansen stated that the form showed time and days but a change would be permitted for just locations that were approved. It was necessary to keep track of where the trucks were and when they were there.

Council Member Gregory suggested defining itinerary as a list of approved locations where one may operate. Notification of a location was different. That would accomplish both aspects.

City Manager Campbell stated that a footnote could be added on the form regarding the changing times.

Council Member Engelbrecht questioned the 12 foot separation of vehicles from a building and other mobile trucks.

Hansen stated that until there was a food truck park ordinance, the code indicated that there needed to be that separation for safety regulations. He felt 12 feet was a good compromise for safety precautions.

Council Member Engelbrecht questioned if the parking lot that was under construction in connection with an establishment on Oak Street was aware of that regulation as it appeared that the parking spaces were closer than 12 feet.

Cabrales stated that the owner of the establishment who was building the lot was well aware of the regulation.

3. Receive a report from the NCTCOG staff, hold a discussion and give staff direction on the implementation and enforcement of local idling restrictions and some lessons learned in North Central Texas.

Katherine Barnett-White, Sustainability and Special Projects Administrator, stated that Amanda Brimmer from the North Central Texas of Governments (COG) had a presentation for Council.

Brimmer reviewed a North Texas air quality update. 2018 was the revised attainment date for air quality standards and levels of traffic congestion. Health issues, the effect on the environment, energy security and money were several reasons to be concerned about vehicle idling. She reviewed the state restriction with eligible exemptions for vehicle type, operations and location plus applicability to types of vehicles. Information on cities, town and counties with locally enforced idling restrictions was provided.

In terms of adoption, a city could adopt its own anti-idling ordinance or sign a memorandum of agreement with the Texas Commission on Environmental Quality to enforce the State rule. COG encouraged consideration of additional restrictions in terms of prohibition in sensitive areas, regulation of more fuel types and weight classes and fewer exemptions/shorter duration. The State regulation would set the minimum standards.

Education and outreach included (1) identifying idling hotspots, (2) promoting awareness of restrictions and (3) idle-reduction technology options. Available outreach items included local government guide, anti-idling posters and street signs, driver education brochures and idling complaint hotline and website.

Enforcement actions might include identifying enforcement personnel, determining procedures to spot and cite violators and establishing a mechanism for complaints to be reported.

Brimmer presented information from the city of Fort Worth on their program which was very educationally based. They posted signs, distributed literature to businesses and made personal visits to businesses reported for idling. They had not issued any citations at this point, but rather focused on education. On the other hand, the city of Dallas was heavy on citations. They patrolled the city monitoring idling vehicles and had the City Marshals Office issue citations to drivers of idling vehicles with a fine not to exceed \$500.

Mayor Pro Tem Kamp stated that she was very supportive of such a program and would like staff to prepare an ordinance.

Council Member Gregory asked if other city ordinances were mostly wording by the State or by COG.

Brimmer suggested a reference to the State code to keep it up-to-date.

Council Member Gregory asked if the regulation included passenger vehicles.

Brimmer stated it was just for trucks.

Council Member Roden asked if an ordinance could be created to address light vehicles.

City Attorney Burgess stated staff could investigate and see if light vehicles could be included.

4. Receive a report, hold a discussion, and give staff direction regarding the Denton Plan Update.

Ron Menguita, Development Review Committee Administrator, introduced the item. He stated that the WRT consultants would be presenting the detail of the update and stated that staff was currently in the process of drafting the elements of the Denton plan. Upcoming events included Community Forum 3, public hearings and final plan adoption.

John Fernsler, WRT, stated that milestones in the process included drafting the Community Vision Statement and the Preferred Growth Concept.

Mayor Burroughs arrived at the meeting.

The Preferred Growth Concept dealt with recommended growth areas, placemaking and urban vitality, green infrastructure elements and mobility improvements. The result of this would be the future land use map. He reviewed the 1999 Denton Plan and the progress since 1999. The progress included a Downtown master plan, DTIP, Clear Creek Natural Heritage Center, Environmentally Sensitive Areas and a sustainability plan. Current Growth Dynamics was reviewed.

Trends in the Denton Plan since 1999 included Downtown Denton transit station/A Train, increased demand for alternative transportation modes, regional leadership, Downtown revitalization, UNT/TWU growth, increase national trends for multi-family housing and mixed use, a desire for walkable neighborhoods and public health. Denton Plan issues since 1999 included gas wells, traffic and air pollution, regional competitiveness for quality employment, and sprawl.

Developing the Plan Elements – The elements would include (1) a vision statement and strategic directions on what Denton should be in 2030, (2) Community Forum 2 input regarding what was learned about development and community character preferences, (3) staff input on how to make the Denton Plan work better, (4) evolving best practices in comprehensive planning and preferred concept in terms of how other comprehensive plans were working correctly and (5) preferred concept in terms of how to achieve the desired pattern of growth. The Plan was being developed for easier use and to be more user friendly. The developing elements of the Plan were reviewed. Some elements in the old plan that were embedded in other areas were given their own sections. Implementation and monitoring would deal with a specific action agenda which identified everything in plan, when it would be done and who would be responsible for the item. An annual report card would be developed on the progression through the Plan.

Menguita reviewed the next steps in the process including the Denton Plan 2030 development, a draft Denton plan 2030, City Council and commissions/boards review, Community Forum 3 and plan refinement and adoption.

Council Member Roden stated that at the Council Planning Session, it was noted that there were several plans some of which were being updated, or needed to be updated. He asked for a recommendation on how to coordinate all of these plans and their updates.

Menguita stated that the Mobility Plan was being updating in concert with the Comprehensive Plan update.

Fernsler stated that the perception was that the City had been proliferate in creating plans. The Comprehensive Plan looked at all aspects of a community's function ability. There would be wording included that new updates of various plans took into account their support for the implementation of the Comprehensive Plan.

Mayor Burroughs felt that the number of people participating in the process appeared to be relatively small compared to the last revision. He suggested considering inviting all boards/commissions to one of the forums to get input from them and their perspective.

Menguita stated that staff had already gone to some of the boards and would continue to meet with them to get their input.

Council Member Engelbrecht suggested a forum for the people on the neighborhood list to encourage them to attend.

Council Member Gregory stated that he envisioned a follow-up with some modifications in the zoning ordinance such as what was permitted or not permitted in certain zoning categories.

Menguita stated that part of the update was looking at the future land use map so one goal was to make sure map was consistent with the plan.

5. Receive a report, hold a discussion, and give staff direction regarding an ordinance to adopt the 2012 International Energy Conservation Code (IECC) as amended by the City.

Kurt Hansen, Building Official, stated that codes were published every three years. The current energy code was the 2009 version with a 10% above code amendment. He reviewed the energy code comparison between the 2006, 2009 and 2012 codes and the changes in the codes over the years.

The 2012 Energy Code was published by the International Code Council in the last few months of 2011. After this publication, the Energy and Green Advisory Board of the North Central Texas Council of Governments reviewed the code and felt that some of the changes from the 2009 code were too large and recommended some variances.

Council Member Roden asked about the financial impact of COG suggestions.

Hansen stated that he would estimate it to be in the low \$2,000. Some builders were already using the 2012 standards as a marketing tool for a more efficient home. He reviewed the local amendments that were already in the 2009 code that were going into the 2012 code. Staff was recommending the adoption of the 2012 code with the COG amendments plus 4%. The next step would be for formal Council approval on April 1st.

Mayor Pro Tem Kamp stated that the Council Committee on the Environment had seen the provision at least twice and suggested that the minutes of those meeting be given to Council to review

Mayor Burroughs suggested placing this item on Individual Consideration for April 1st instead of the Consent Agenda.

6. Receive a report, hold a discussion, and give staff direction on the City's Tax Abatement Policy and Public Improvement District (PID) Guidelines.

Aimee Bissett, Director of Economic Development, stated that the City was required to renew/adopt a Tax Abatement Policy every two years. The current policy was up for renewal in April. Prior to bringing the policy forward for renewal, staff would like to present information to Council regarding additional incentive programs that the City could consider.

Public Improvement District (PID) Guidelines – Council established PID guidelines in 2007. These guidelines were created at the request of the developer of Hunter’s Ranch, a master-planned residential development that had not been developed at this time. Staff was now looking at PID guidelines because RED Development, currently developing Rayzor Ranch, had petitioned the City to create a PID for the south side of the development, Rayzor Ranch Town Center. The terms requested by RED Development were not consistent with current guidelines.

Bissett reviewed the standards for value of structure and personal property, years of abatement and percentage of abatement. Additional factors up to five could also be used to help with the standards. The definition of a 380 agreement and the factors involved in the required public purpose were reviewed. Discussion points included recruitment initiatives, airport development, use of land, and others such as small business support, impact fee grant, cash incentives and fast track programs.

The 380 Program Guidelines would state in broad terms what programs could be implemented, would give flexibility in the future, created the ability to be creative, noted the disadvantage of 4A/4B cash incentive programs, and offered something unique for specific target initiatives.

Mayor Pro Tem Kamp asked if there had always been an option to have this type of program.

Bissett stated yes, but the challenge was how to budget the incentives.

Council Member King felt that larger companies knew Denton did not have some of those tools and that gave the feeling that the incentive had to be reinvented every time it was offered.

Mayor Burroughs felt that the City needed to be adaptable for different circumstances. Staff should move forward with the changes requested by RED instead of trying to do a comprehensive policy for every PID circumstance.

Consensus of the Council was to proceed with the development of the guidelines.

Following the completion of the Work Session the Council convened in Closed Meeting at 5:24 p.m.

1. Closed Meeting:

- A. Deliberations regarding Real Property - Under Texas Government Code Section 551.072; Consultation with Attorneys - Under Texas Government Code Section 551.071.

- 1. Discuss, deliberate, and receive information from staff and provide staff with direction pertaining to the acquisition of real property interests located in the David Hough Survey, Abstract Number 646, located generally in the 3900 block of Quail Creek Road, in the City of Denton, Denton County, Texas. Consultation with the City’s attorneys regarding legal issues associated with the acquisition or condemnation of the real property interests referenced above where a public discussion of these legal matters would conflict with the duty of the City’s attorneys to the City of Denton and the Denton City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, or would jeopardize the

City's legal position in any administrative proceeding or potential litigation. (Mayhill Road Widening and Improvements project)

2. Discuss, deliberate, and receive information from staff and provide staff with direction pertaining to the acquisition of real property interests located in the O. S. Brewster Survey, Abstract Number 56, located generally in the 1800 block and the 2800 block of South Bonnie Brae Street, City of Denton, Denton County, Texas. Consultation with the City's attorneys regarding legal issues associated with the acquisition or condemnation of the real property interests referenced above where a public discussion of these legal matters would conflict with the duty of the City's attorneys to the City of Denton and the Denton City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, or would jeopardize the City's legal position in any administrative proceeding or potential litigation. (Bonnie Brae Widening and Improvements project)

B. Consultation with Attorneys - Under Texas Government Code, Section 551.071.

1. Consult with and provide direction to City's attorneys regarding legal issues and strategies associated with Gas Well Ordinance regulation of gas well drilling and production within the City Limits and the extraterritorial jurisdiction, including Constitutional limitations, statutory limitations upon municipal regulatory authority, statutory preemption and/or impacts of federal and state law and regulations as it concerns municipal regulatory authority and matters relating to enforcement of the ordinance.

C. Certain Public Power Utilities: Competitive Matters - Under Texas Government Code, Section 551.086; Consultation with Attorneys - Under Texas Government Code, Section 551.071.

1. Receive a presentation from Denton Municipal Electric ("DME") staff regarding public power competitive and financial matters pertaining to plans, strategies, opportunities, and developments for generation improvements to the DME system; discuss and deliberate strategies relating to selecting and acquiring generation resources for the City; discuss and deliberate opportunities and strategies for the City to acquire purchased power and enter into agreements regarding the same in light of the possible resource shortage in ERCOT in order to meet its future energy needs. Discuss, deliberate and provide Staff with direction.

Regular Meeting of the City of Denton City Council at 6:30 p.m. in the Council Chambers at City Hall, 215 E. McKinney Street, Denton, Texas at which the following items will be considered:

1. PLEDGE OF ALLEGIANCE

The Council and members of the audience recited the Pledge of Allegiance to the U. S. and Texas flags.

2. PROCLAMATIONS/PRESENTATIONS

A. Proclamations/Awards

1. Resolution of Appreciation for Betty Williams

Mayor Pro Tem Kamp motioned, Council Member Gregory seconded to approve the resolution. On roll call vote, Mayor Burroughs "aye", Mayor Pro Tem Kamp "aye", Council Member Engelbrecht "aye", Council Member Gregory "aye", Council Member King "aye", Council Member Roden "aye", and Council Member Hawkins "aye". Motion carried unanimously.

3. CITIZEN REPORTS

4. CONSENT AGENDA

Mayor Burroughs noted that Item G and J would be pulled for separate consideration.

Council Member Gregory motioned, Council Member Hawkins seconded to approve the Consent Agenda and accompanying ordinances and resolutions with the exception of Items G and J. On roll call vote, Mayor Burroughs "aye", Mayor Pro Tem Kamp "aye", Council Member Engelbrecht "aye", Council Member Gregory "aye", Council Member King "aye", Council Member Roden "aye", and Council Member Hawkins "aye". Motion carried unanimously.

Ordinance No. 2014-076

A. Consider adoption of an ordinance of the City of Denton authorizing an agreement between the City of Denton, Texas and Fred Moore Day Nursery School; authorizing and ratifying the expenditure of funds; and providing for an effective date. (\$1450)

Ordinance No. 2014-077

B. Consider adoption of an ordinance of the City Council of the City of Denton, Texas authorizing the City Manager or his designee to execute an investment advisory services contract with First Southwest Asset Management, Inc. (FSAM) for an amount not to exceed \$52,000; and providing an effective date. The Audit/Finance Committee recommends approval (2-0).

Ordinance No. 2014-078

C. Consider adoption of an ordinance authorizing the City Manager or his designee to execute a purchase order through the Buy Board Cooperative Purchasing Network for the acquisition of one (1) flushing/vacuum truck for the City of Denton Wastewater Collections Department; and providing an effective date (File 5508-awarded to Rush Truck Center in the amount of \$157,959). The Public Utilities Board recommends approval (6-0).

Ordinance No. 2014-079

- D. Consider adoption of an ordinance authorizing the City Manager or his designee to execute a purchase order through the Buy Board Cooperative Purchasing Network for the acquisition of one (1) dump truck for the City of Denton Water Distribution Department; and providing an effective date (File 5509-awarded to Rush Truck Center, Crane in the amount of \$133,649). The Public Utilities Board recommends approval (6-0).

Ordinance No. 2014-080

- E. Consider adoption of an ordinance accepting competitive proposals and awarding a public works contract for the reroofing of the Lake Lewisville Water Treatment Plant (LLWTP); providing for the expenditure of funds therefor; and providing an effective date (RFP 5362-awarded to CBS Roofing Services in the not-to-exceed amount of \$267,659.80. The Public Utilities Board recommends approval (6-0).

Ordinance No. 2014-081

- F. Consider adoption of an ordinance accepting competitive proposals and awarding a contract for polymer concrete transformer pads for Denton Municipal Electric; providing for the expenditure of funds therefor; and providing an effective date (RFP 5232-awarded to Techline, Inc. in the three (3) year not-to-exceed amount of \$250,000).

Ordinance No. 2014-082

- H. Consider adoption of an ordinance approving an easement agreement granting such easement to Atmos Energy Corporation, which 0.120 acre easement tract is located in the 1000 block of South Mayhill Road, to encumber land owned by the City of Denton, located in the G. Walker Survey, Abstract No. 1330; and providing an effective date. The Public Utilities Board recommends approval (6-0).

Resolution No. R2014-008

- I. Consider approval of a resolution of the City of Denton, Texas establishing a Municipal Green Building Policy for the City of Denton, Texas and declaring an effective date.

Ordinance No. 2014-084

- G. Consider adoption of an ordinance of the City of Denton, Texas amending Chapter 13 ("Food and Food Service Establishments") of the City of Denton Code of Ordinances by deleting Articles I, II, III, IV, V and VI in their entirety; adopting the Texas Food Establishment Rules promulgated by the Texas Department of State Health Services and making related deletions and amendments thereto; providing a severability clause; providing a savings clause; providing for a penalty not to exceed \$2,000 for violations of this ordinance; and providing for an effective date.

Item G was considered.

City Attorney Burgess stated that Council had wanted to delete provision 169.1.C.3 from the ordinance.

Council Member Gregory asked about a time frame for mobile food courts.

John Cabrales, Assistant City Manager, stated that staff was in the process of developing language for an ordinance. It would have to first be presented to the Planning and Zoning Commission and then come before Council. He hoped it would be within the next few months.

Council Member Roden motioned, Council Member King seconded to adopt the ordinance with the removal of Provision 169.1.C.3. On roll call vote, Mayor Burroughs "aye", Mayor Pro Tem Kamp "aye", Council Member Engelbrecht "aye", Council Member Gregory "aye", Council Member King "aye", Council Member Roden "aye", and Council Member Hawkins "aye". Motion carried unanimously.

Item J was considered.

- J. Consider adoption of an ordinance repealing redundant and inconsistent noise provisions from the Denton Development Code, consolidating noise enforcement authority in existing provisions of the Denton Code of Ordinances and existing state law; directing the codifier to cross reference as needed; clarifying enforcement authority; and establishing an effective date.

City Attorney Burgess stated that over time inconsistent noise provisions had been enacted in the Code and this ordinance would eliminate those inconsistencies. The ordinance referenced state law provisions which would be used more frequently than city code. Staff was recommending approval of the ordinance.

Council Member Gregory asked for a further explanation.

City Manager Campbell stated that this ordinance was more consistent and easier for the City to implement enforcement of noise regulations and make consistent with gas well sites as other areas of the city and other types of noise complaints. Currently the regulation were more difficult to enforce and this ordinance would make it easier to enforce.

Council Member Hawkins motioned, Council Member Gregory seconded to adopt the ordinance. On roll call vote, Mayor Burroughs "aye", Mayor Pro Tem Kamp "aye", Council Member Engelbrecht "aye", Council Member Gregory "aye", Council Member King "aye", Council Member Roden "aye", and Council Member Hawkins "aye". Motion carried unanimously.

5. ITEMS FOR INDIVIDUAL CONSIDERATION - CONSIDERATION OF THE USE OF EMINENT DOMAIN TO CONDEMN REAL PROPERTY INTERESTS

Ordinance No. 2014-085

- A. Consider adoption of an ordinance finding that a public use and necessity exists to acquire through the exercise of the right of eminent domain (i) fee simple to the surface estate, with waiver of surface use to the mineral estate, of a 3.966 acre tract,

subject to reservation of right of way for passage of livestock, pedestrian and vehicular travel on, over and across a 0.171 acre tract; (ii) a temporary construction, grading and access easement encumbering a 0.588 acre tract; and (iii) private easement appurtenant rights of ingress and egress encumbering a 0.295 acre tract, all for the public use of expanding and improving Mayhill Road, a municipal street and roadway; generally located in the 3900 block of Quailcreek road (a private road), each affected tract located in the David Hough Survey, Abstract No. 646, City of Denton, Denton County, Texas, as more particularly described on "Exhibit "A", attached to the ordinance and made a part thereof, (collectively the "Property Interests") authorizing the filing and prosecution of eminent domain proceedings to acquire the Property Interests; authorizing the expenditure of funds therefore; making findings; providing a savings clause; and providing an effective date. (Mayhill Road Project - Parcel M139 - Donnelly)

Paul Williamson, Real Estate Support Manager, reviewed the location of the property and asked Council to approve the start of the eminent domain process.

Council Member Gregory stated that this was a formal process dictated by State law; but prevented negotiations.

Williamson stated that the motion tonight would give staff the authority to start the process but would not prohibit dialog with the property owner.

Mayor Burroughs asked if other properties had gone through this same process.

Williamson replied correct.

Robert Donnelly, 3900 Quail Creek Road, spoke in opposition.

Council Member Roden asked for the amount offered the property owner.

Williamson replied \$458,000.

Council Member Roden asked for the property owner's counter offer.

Donnelly stated \$3,900,000.

The real property description is attached as Exhibit 1 to the Minutes.

Council Member Gregory motioned, Mayor Pro Tem Kamp seconded the following motion:

"I move that the City of Denton, Texas authorize the use of the power of eminent domain to acquire (i) fee simple to the surface estate, the waiver of surface use to the mineral estate, of a 3.966 acre tract, subject to reservation of right of way for passage of livestock, pedestrian and vehicular traffic on, over and across a 0.171 acre tract; (ii) a temporary construction, grading and access easement encumbering a 0.588 acre tract; and (iii) private easement appurtenant rights of ingress and egress encumbering a 0.295 acre tract, for the public use of expanding and improving

Mayhill Road, a municipal street and roadway; generally located in the 3900 block of Quail Creek Road (a private road), each affected tract located in the David Hough Survey, Abstract No. 646, City of Denton, Denton County, Texas, as more particularly described on "Exhibit "A", to the ordinance now under consideration and on the overhead screen being now displayed to the audience, for the public use of expanding and improving Mayhill Road, a municipal street and roadway in the city of Denton , Texas".

On roll call vote, Mayor Burroughs "aye", Mayor Pro Tem Kamp "aye", Council Member Engelbrecht "aye", Council Member Gregory "aye", Council Member King "aye", Council Member Roden "aye", and Council Member Hawkins "aye". Motion carried unanimously.

6. ITEMS FOR INDIVIDUAL CONSIDERATION

7. PUBLIC HEARINGS

8. CITIZEN REPORTS

9. CONCLUDING ITEMS

- A. Under Section 551.042 of the Texas Open Meetings Act, respond to inquiries from the City Council or the public with specific factual information or recitation of policy, or accept a proposal to place the matter on the agenda for an upcoming meeting and under Section 551.0415 of the Texas Open Meetings Act, provide reports about items of community interest regarding which no action will be taken, to include: expressions of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen; a reminder about an upcoming event organized or sponsored by the governing body; information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; or an announcement involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda.

Mayor Pro Tem Kamp mentioned the Great American Clean-Up was coming soon and Council would be cleaning their Adopt-A-Spot at 9:30 a.m. on March 29th.

- B. Possible Continuation of Closed Meeting under Sections 551.071-551.086 of the Texas Open Meetings Act.

There was no continuation of the Closed Session.

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With no further business, the meeting was adjourned at 7:52 p.m.

MARK A. BURROUGHS
MAYOR
CITY OF DENTON, TEXAS

JENNIFER WALTERS
CITY SECRETARY
CITY OF DENTON, TEXAS