

CITY OF DENTON CITY COUNCIL MINUTES

May 10, 2016

After determining that a quorum was present, the City Council of the City of Denton, Texas convened in a Work Session on Tuesday, May 10, 2016 at 4:00 p.m. in the Council Work Session Room at City Hall.

PRESENT: Council Member Roden, Council Member Johnson, Mayor Watts, Council Member Hawkins, Council Member Briggs, Mayor Pro Tem Gregory, and Council Member Wazny.

ABSENT: None.

1. Work Session Reports

- A. ID 16-598 Receive a report, hold a discussion and give staff direction about the Historic Preservation Officer's proposed method and timeline for amending the Denton Development Code relating to Historic Preservation.

Roman McAllen, Historic Preservation Officer, stated that this presentation would center on the timeline for amending the Denton Development Code in terms of historic preservation. He reviewed the history of historic preservation in Denton which started in approximately 1980. A timeline for the ordinance revisions in 2016 was reviewed. Four public meetings would be held by June for citizen ideas. Next steps included concerns for historic preservation, drafting a proposed ordinance, and reviewing that draft with the community and the Historic Landmark Commission. The Council and Planning and Zoning Commission would also review the draft ordinance.

Council Member Roden asked about the scope of the ordinance rewrite. Some sections were easier fixes while others were more complicated.

McAllen stated there would be an update of the general ordinance for procedures, and a presentation of each section to individual neighborhoods to make the ordinance better.

Council discussion included a plan to notify the historic neighborhoods and steps needed to begin new historic districts.

Special Called Meeting of the City of Denton City Council at 5:00 p.m. in the Council Chambers at City Hall.

1. **PLEDGE OF ALLEGIANCE**

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

Mayor Watts announced that Public Hearing 5B would not be considered.

2. ITEMS FOR INDIVIDUAL CONSIDERATION

First Reading

- A. A15-0016e Conduct the first of two readings of an ordinance to annex an approximately 23.24 acre property generally located on the west side of Geesling Road, approximately 700 feet south of East University Drive (US 380), within the Moreau Forrest Survey, Abstract No. 417, in Denton County, Texas.

Aimee Bissett, Director of Development Services, presented the details of the public hearing. This was a voluntary annexation as the property was scheduled to be developed. Two public hearings had already taken place and this was the first reading of the ordinance. She read the ordinance caption into the record.

The Mayor opened the public hearing.

No one spoke during the public hearing.

The Mayor closed the public hearing.

Mayor Pro Tem Gregory motioned, Council Member Johnson seconded to adopt the ordinance on first reading. On roll call vote, Council Member Roden "aye", Council Member Johnson "aye", Mayor Watts "aye", Council Member Hawkins "aye", Council Member Briggs "aye", Mayor Pro Tem Gregory "aye", and Council Member Wazny "aye". Motion carried unanimously.

3. PUBLIC HEARINGS

Ordinance No. 2016-146

- A. Z16-0002 & S15-0014a Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas, regarding a rezoning from Neighborhood Residential 3 District (NR-3) to Neighborhood Residential 6 District (NR-6) and a Specific Use Permit (SUP) for Elderly Housing. The approximately 5-acre site is generally located on west side of North Carroll Boulevard and approximately 138 feet south of Strata Drive; and providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The Planning and Zoning Commission recommends approval with conditions 6-0. (Z16-0002 and S15-0014).

The Mayor opened the public hearing.

Aimee Bissett, Director of Development, stated this was a rezoning and specific use permit for elderly housing. The property was the current Denton Rehabilitation Center. She presented the site plan indicating a small expansion, updating of the facade and courtyard. Rezoning and the specific use permit were required as these changes could not be made without them. She reviewed the landscape buffer, elevation of the facade, the current zoning map, future land use map, and the considerations for approval. The Planning and Zoning Commission recommended approval with

the condition that it comply with site plan and landscape plan provided. Staff recommended approval as well.

No one spoke during the public hearing.

The Mayor closed the public hearing.

Council Member Johnson motioned, Council Member Hawkins seconded to adopt the ordinance with the conditions as stated. On roll call vote, Council Member Roden "aye", Council Member Johnson "aye", Mayor Watts "aye", Council Member Hawkins "aye", Council Member Briggs "aye", Mayor Pro Tem Gregory "aye", and Council Member Wazny "aye". Motion carried unanimously.

- B. ID 16-591 Hold a public hearing and consider adoption of an ordinance of the City Council of the City of Denton, Texas ordaining the City's participation in the Texas Enterprise Zone Program pursuant to the Texas Enterprise Zone Act, Chapter 2303, Texas Government Code ("Act"), providing tax incentives, designating a liaison for communication with the interested parties, and nominating WinCo Foods, LLC to the Office of the Governor, Economic Development and Tourism (OOGEDT) through the Economic Development Bank (the "Bank") as an Enterprise Project ("Project").

This item was not considered.

4. 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.

Council Member Briggs asked for a clarification on the change from Verizon to Frontier and the poor service.

Council Member Briggs commented on the living conditions in affordable housing units and requested the units be referred to Community Improvement Services.

Council Member Wazny requested an update on the state of the space study and salary study.

Mayor Watts requested a discussion on the request by the United Way to use a portion of City Hall West for veteran's usage.

Mayor Watts read a statement from the Mayor of Whitesboro regarding use of city equipment following their tornado.

With no further business, the meeting was adjourned at 5:15 p.m.

CHRIS WATTS
MAYOR
CITY OF DENTON, TEXAS

JENNIFER WALTERS
CITY SECRETARY
CITY OF DENTON, TEXAS