



# City of Denton

City Hall  
215 E. McKinney St.  
Denton, Texas 76201  
[www.cityofdenton.com](http://www.cityofdenton.com)

## Meeting Agenda

### City Council

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Tuesday, February 7, 2017

12:00 PM

Work Session Room & Council Chambers

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The City Council of the City of Denton, Texas will have lunch on Tuesday, February 7, 2017 at 11:30 a.m. in the Council Work Session Room at City Hall, 215 E. McKinney Street, Denton, Texas.

After determining that a quorum is present, the City Council of the City of Denton, Texas will convene in a Work Session on Tuesday, February 7, 2017 at 12:00 noon in the Council Work Session Room at City Hall, 215 E. McKinney Street, Denton, Texas at which the following items will be considered:

#### **1. Citizen Comments on Consent Agenda Items**

This section of the agenda allows citizens to speak on Consent Agenda Items only. Each speaker will be given a total of three (3) minutes to address any items he/she wishes that are listed on the Consent Agenda. A Request to Speak Card should be completed and returned to the City Secretary before Council considers this item.

#### **2. Requests for clarification of agenda items listed on the agenda for February 7, 2017.**

#### **3. Work Session Reports**

- A. [ID 17-104](#) Receive a report, hold a discussion on the housing programs and other activities carried out by the Denton Housing Authority (DHA) and give staff direction regarding requests for resolutions from developers applying for state tax credit.

**Attachments:** [Exhibit 1 - DHA Presentation](#)  
[Exhibit 2 - Proposed Resolution from DHA](#)  
[Exhibit 3 - Staff Presentation](#)

- B. [ID 17-153](#) Receive a report, hold a discussion, and give staff direction regarding the administration of elections.

**Attachments:** [Exhibit 1 - Polling Location Map](#)

- C. [ID 17-152](#) Receive a report and hold a discussion on the proposed City of Denton Solid Waste & Recycling Department Strategic Plan which will provide long-term planning guidance for existing, expanded, and new operations and services for the next 15-20 years.

**Attachments:** [Exhibit 1 - Solid Waste and Recycling Strategic Plan](#)  
[Exhibit 2 - Presentation](#)

- D. [ID 17-105](#) Receive a report, hold a discussion, and give staff direction regarding two potential involuntary annexations. The first property is located on the northeast corner of Fort Worth Drive and Brush Creek Road and the second property is generally located on the north side of Silver Dome Road, between Farris Road and Copper Creek Road.

**Attachments:**      [Exhibit 1 - Property #1 - Zoning Map](#)  
                                 [Exhibit 2 - Property #2 - Zoning Map](#)  
                                 [Exhibit 3 - Water Certificate of Convenience and Necessity Map](#)  
                                 [Exhibit 4 - Sewer Certificate of Convenience and Necessity](#)  
                                 [Exhibit 5 - Electric Certification Map](#)  
                                 [Exhibit 6 - Draft Annexation Criteria Ordinance](#)  
                                 [Exhibit 7 - Presentation](#)

- E.    [ID 17-158](#)      The City Council requested the City Attorney's Office to brief the Council on the Texas Open Meetings Act.

**Attachments:**      [Open Gov't Course condensed](#)

Following the completion of the Work Session, the City Council will convene in a Closed Meeting to consider specific items when these items are listed below under the Closed Meeting section of this agenda. The City Council reserves the right to adjourn into a Closed Meeting on any item on its Open Meeting agenda consistent with Chapter 551 of the Texas Government Code, as amended, or as otherwise allowed by law.

**1. Closed Meeting:**

- A.    [ID 17-088](#)      Deliberations regarding Real Property - Under Texas Government Code Section 551.072; Consultation with Attorneys - Under Texas Government Code Section 551.071.

Receive information from staff and discuss, deliberate, and provide staff with direction regarding the potential acquisition of real property interests related to the location and siting of electric transmission lines in an area bounded by Bernard Street (western boundary), Eagle Drive (northern boundary), S Locust Street and W Collins St. (eastern boundary), and W Collins Street (southern boundary) lying within the City of Denton, Denton County, Texas. Consultation with the City's attorneys regarding legal issues associated with the acquisition of the real property interests described above where a discussion of these legal matters in an open meeting 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, or where discussions had, deliberation, and direction given, by the Denton City Council in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third party. [Eagle to Locust TM Line Route]

- B.    [ID 17-137](#)      Deliberations Regarding Real Property - Under Texas Government Code, Sec. 551.072; Consultation with Attorneys - Under Texas Government Code, Sec. 551.071.

Discuss, deliberate and receive information from staff and provide staff with direction pertaining to the potential purchase of certain real property interests out of the Gideon Walker Survey, Abstract 1330, the Morreau Forrest Survey, Abstract 417, the David Hough Survey, Abstract 646 and Lot 1, Block 1, Tower Addition, an

addition to the City of Denton, all in Denton County, Texas, and located generally in the 600, 900, 1900 and 2100 blocks of South Mayhill Road, Denton, Texas; discussions had, deliberation, and direction given by the Denton City Council in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third party. Consultation with the City's attorneys regarding legal issues associated with the potential acquisition or condemnation of the real property interests described above; discussion of these legal matters in an open meeting 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. (Solid Waste Department - Mayhill Road)

C. [ID 17-141](#) Consultation with Attorneys - Under Texas Government Code Section 551.071.

Receive information from staff, discuss, deliberate and provide staff with direction pertaining to the status, strategy, and possible resolution of condemnation case styled City of Denton, Texas v. RTS&M, LLC, et al., Cause No. PR-2014-00492, currently pending in the Probate Court of Denton County, Texas; Consultation with the City's attorneys regarding legal issues associated with the condemnation of the real property interests where a public discussion of these legal matters could jeopardize the City's legal position in any administrative proceeding or potential litigation.

D. [ID 17-154](#) Consultation with Attorneys - Under Texas Government Code Section 551.071

Consultation, discussion, and deliberation regarding legal matters associated with contracts and leases associated with Rail Yard Partners, Ltd. and the Dallas Entrepreneur Center where discussion of these legal matters in an open meeting 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.

ANY FINAL ACTION, DECISION, OR VOTE ON A MATTER DELIBERATED IN A CLOSED MEETING WILL ONLY BE TAKEN IN AN OPEN MEETING THAT IS HELD IN COMPLIANCE WITH TEXAS GOVERNMENT CODE, CHAPTER 551, EXCEPT TO THE EXTENT SUCH FINAL ACTION, DECISION, OR VOTE IS TAKEN IN THE CLOSED MEETING IN ACCORDANCE WITH THE PROVISIONS OF §551.086 OF THE TEXAS GOVERNMENT CODE (THE 'PUBLIC POWER EXCEPTION'). THE CITY COUNCIL RESERVES THE RIGHT TO ADJOURN INTO A CLOSED MEETING OR EXECUTIVE SESSION AS AUTHORIZED BY TEX. GOV'T. CODE, §551.001, ET SEQ. (THE TEXAS OPEN MEETINGS ACT) ON ANY ITEM ON ITS OPEN MEETING AGENDA OR TO RECONVENE IN A CONTINUATION OF THE CLOSED MEETING ON THE CLOSED MEETING ITEMS NOTED ABOVE, IN ACCORDANCE WITH THE TEXAS OPEN MEETINGS ACT, INCLUDING, WITHOUT LIMITATION §551.071-551.086 OF THE TEXAS OPEN MEETINGS ACT.

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**

- A. U.S. Flag
- B. Texas Flag

“Honor the Texas Flag – I pledge allegiance to thee, Texas, one state under God, one and indivisible.”

**2. PROCLAMATIONS/PRESENTATIONS**

- A. [ID 17-044](#) Myra Crownover Day
- B. [ID 17-067](#) 30th Year Anniversary of Keep Denton Beautiful
- C. [ID 17-089](#) National Wear Red Day
- D. [ID 17-148](#) Resolution of Appreciation for Anita Burgess

**3. PRESENTATION FROM MEMBERS OF THE PUBLIC**

- A. Review of procedures for addressing the City Council.
- B. Receive Scheduled Citizen Reports from Members of the Public.
- C. Additional Citizen Reports - This section of the agenda permits any person not registered for a citizen report to make comments regarding public business on items not listed on the agenda. This is limited to two speakers per meeting with each speaker allowed a maximum of four (4) minutes. Such person(s) shall have filed a "Blue Card" requesting to speak during this period prior to the calling of this agenda item.

**4. CONSENT AGENDA**

Each of these items is recommended by the Staff and approval thereof will be strictly on the basis of the Staff recommendations. Approval of the Consent Agenda authorizes the City Manager or his designee to implement each item in accordance with the Staff recommendations. The City Council has received background information and has had an opportunity to raise questions regarding these items prior to consideration.

Listed below are bids, purchase orders, contracts, and other items to be approved under the Consent Agenda (Agenda Items A – R). This listing is provided on the Consent Agenda to allow Council Members to discuss or withdraw an item prior to approval of the Consent Agenda. If no items are pulled, Consent Agenda Items A – R below will be approved with one motion. If items are pulled for separate discussion, they may be considered as the first items following approval of the Consent Agenda.

- A. [ID 16-1518](#) Consider adoption of an ordinance authorizing the City Manager to execute a Donation Agreement with the City of Múzquiz, a political subdivision of the Free and Sovereign State of Coahuila, Mexico in compliance with City of Denton Ordinance 2008-11; authorizing the donation of Police and Fire Equipment to the City of Múzquiz; authorizing the donation of the equipment with an estimated value greater than Five Hundred Dollars (\$500); and providing an effective date (File 5824-Donation Agreement with the City of Múzquiz).

Attachments:      [Exhibit 1-Ordinance](#)

[Exhibit 2-Agreement](#)

- B.    [ID 17-012](#)      Consider adoption of an ordinance accepting competitive proposals and awarding a public works contract for the construction of the Denton Regional Fire Training Facility to be located at 4111 Vintage Boulevard, Denton, Texas; providing for the expenditure of funds therefor; and providing an effective date (RFP 6283-awarded to JC Commercial, Inc. in the amount of \$2,482,707).

Attachments:      [Exhibit 1-Evaluation and Ranking Sheet](#)

[Exhibit 2-Best and Final Offer](#)

[Exhibit 3-PGAL Recommendation](#)

[Exhibit 4-Ordinance](#)

[Exhibit 5-Contract](#)

- C.    [ID 17-015](#)      Consider adoption of an ordinance accepting competitive proposals and awarding a contract for the purchase of recreation software for the City of Denton Parks and Recreation Department (PARC) which will be used for program and class registrations and management, facility bookings, childcare registration, membership pass registration, point of sale, account management and other PARC administrative functions; providing for the expenditure of funds therefor; and providing an effective date (RFP 6193-awarded to CivicPlus, Inc. dba REC1 in the three (3) year not-to-exceed amount of \$140,000).

Attachments:      [Exhibit 1-Evaluation and Ranking Sheet](#)

[Exhibit 2-Ordinance](#)

[Exhibit 3-Contract](#)

- D.    [ID 17-018](#)      Consider adoption of an ordinance of the City of Denton authorizing the City Manager or his designee to execute a contract for the acquisition of one (1) boom mower attachment for the Drainage Department which is available from only one source and in accordance with Chapter 252.022 of the Texas Local Government Code, such purchases are exempt from requirements of competitive bidding; and providing an effective date (File 6337-awarded to Tiger Corporation in the amount of \$62,658). The Public Utilities Board recommends approval (6-0).

Attachments:      [Exhibit 1-Quote](#)

[Exhibit 2-Standardization Memo](#)

[Exhibit 3-PUB Minutes](#)

[Exhibit 4-Ordinance](#)

- E.    [ID 17-098](#)      Consider adoption of an ordinance ordering an election to be held in the City of Denton, Texas, on May 6, 2017 and, if a runoff election is required, on June 10, 2017, for the purpose of electing council members to Districts 1, 2, 3 and 4 of the City Council of the City of Denton, Texas; prescribing the time and manner of the conduct of the election to be in accordance with an agreement with the Election Administrator of Denton County; providing a severability clause; providing an open meetings clause; and providing an effective date.

Attachments:      [Exhibit 1 - Ordinance](#)

- F.    [ID 17-116](#)      Consider adoption of an ordinance of the City of Denton, approving a Right-of-way Use and Encroachment Agreement between the City of Denton and the University of North Texas, granting permission to the University of North Texas to construct a raised crosswalk, with signage, marking and other appurtenances, within the right-of-way of Maple Street; and providing an effective date.

Attachments:      [Exhibit 1- UNT Clark Park Pedestrian Way map](#)  
                             [Exhibit 2- Ordinance and agreement](#)

- G.    [ID 17-121](#)      Consider adoption of an ordinance of the City of Denton, Texas authorizing the City Manager to execute an agreement by and between the City of Denton, Texas and Crawford Hospital Partners, LLC, for the provision of water and sanitary sewer facilities for Lots 1-8 of Ranch View Surgical Hospital; and providing an effective date.

Attachments:      [Exhibit 1 - Location Map](#)  
                             [Exhibit 2 - Freese and Nichols Water Distribution System Study](#)  
                             [Exhibit 3 - Development Agreement](#)  
                             [Exhibit 4 - Ordinance](#)

- H.    [ID 17-123](#)      Consider approval of the minutes of October 3, October 11, October 18, November 1, and November 7, 2016.

Attachments:      [Exhibit 1 - October 3, 2016 Minutes](#)  
                             [Exhibit 2 - October 11, 2016 Minutes](#)  
                             [Exhibit 3 - October 18, 2016 Minutes](#)  
                             [Exhibit 4 - November 1, 2016 Minutes](#)  
                             [Exhibit 5 - November 7, 2016 Minutes](#)

- I.    [ID 17-124](#)      Consider approval of a resolution of the City Council of the City of Denton, Texas documenting the process for purchasing and managing the City's diverse vehicle fleet, which includes vehicles and heavy equipment, in a manner that minimizes greenhouse gas emissions and considers life-cycle economics of current and future fleet vehicles; and declaring an effective date. The Committee on the Environment recommends approval (3-0).

Attachments:      [Green Fleet Policy.docx](#)  
                             [Green Fleet Resolution.pdf](#)

- J.    [ID 17-126](#)      Consider adoption of an ordinance of the City of Denton, Texas authorizing the approval of a second amendment to a Professional Services Agreement between the City of Denton and GL Power Solutions, Inc. for Transmission Planning and NERC Transmission Planner Compliance Services including studies, modeling and other technical/professional services for Denton Municipal Electric; providing for the expenditure of funds therefor; and providing an effective date (File 5148-providing for an additional expenditure amount not-to-exceed \$1,012,440.08, with the total contract amount not-to-exceed \$1,969,409.14). The Public Utilities Board recommends approval (6-0).

Attachments:      [Exhibit 1-Original Contract](#)  
                              [Exhibit 2-First Amendment](#)  
                              [Exhibit 3-PUB Minutes](#)  
                              [Exhibit 4-Ordinance](#)  
                              [Exhibit 5-2nd Amendment](#)

- K.    [ID 17-127](#)      Consider adoption of an ordinance of the City of Denton, Texas authorizing the approval of a second amendment to a Professional Services Agreement between the City of Denton and Hazen and Sawyer, P.C. for the design of the Hickory Creek Basin Peak Flow Detention Facility; providing for the expenditure of funds therefor; and providing an effective date (File 5768-providing for an additional expenditure amount not-to-exceed \$192,239, with the total contract amount not-to-exceed \$732,365). The Public Utilities Board recommends approval (6-0).

Attachments:      [Exhibit 1-Original Contract](#)  
                              [Exhibit 2-First Amendment](#)  
                              [Exhibit 3-PUB Minutes](#)  
                              [Exhibit 4-Ordinance](#)  
                              [Exhibit 5-Contract](#)

- L.    [ID 17-128](#)      Consider adoption of an ordinance of the City of Denton authorizing the City Manager or his designee to execute a contract for the acquisition of one (1) Bobcat Model T650 Skidsteer Loader for the City of Denton Parks Department which is available from only one source and in accordance with Chapter 252.022 of the Texas Local Government Code, such purchases are exempt from requirements of competitive bidding; and providing an effective date (File 6349-awarded to Clark Equipment dba Bobcat Company in the amount of \$54,393.14).

Attachments:      [Exhibit 1-Quote](#)  
                              [Exhibit 2-Staff Memo](#)  
                              [Exhibit 3-Ordinance](#)

- M.    [ID 17-129](#)      Consider adoption of an ordinance of the City of Denton authorizing the City Manager or his designee to execute a contract for the acquisition of one (1) Line Marking Machine for the City of Denton Traffic Department which is available from only one source and in accordance with Chapter 252.022 of the Texas Local Government Code, such purchases are exempt from requirements of competitive bidding; and providing an effective date (File 6266-awarded to Titan ASE, LLC in the amount of \$120,000).

Attachments:      [Exhibit 1-Quote](#)  
                              [Exhibit 2-Staff Memo](#)  
                              [Exhibit 3-Vendor Memo](#)  
                              [Exhibit 4-Ordinance](#)

- N.    [ID 17-130](#)      Consider adoption of an ordinance of the City of Denton authorizing the City Manager or his designee to execute a contract with the Denton Parks Foundation for administrative and fund raising support of Denton Parks and Recreation projects

and programs which is available from only one source and in accordance with Chapter 252.022 of the Texas Local Government Code, such purchases are exempt from requirements of competitive bidding; and providing an effective date (File 6348-awarded to Denton Parks Foundation in the amount of \$77,000).

Attachments:      [Exhibit 1-Staff Memo](#)  
                              [Exhibit 2-Ordinance](#)  
                              [Exhibit 3-Contract](#)

- O.    [ID 17-132](#)    Consider adoption of an ordinance approving the expenditure of funds for the purchase of annual maintenance for the City of Denton Cisco networked devices (SmartNet) including switches, routers, wireless and Cisco IP phone equipment including 24 hour/7 days per week Technical Assistance Center (TAC) support on all equipment located in City of Denton facilities as awarded by the State of Texas Department of Information Resources (DIR) through the Go DIRect Program, Contract Number DIR-TSO-2542; providing for the expenditure of funds therefor; and providing an effective date (File 6350-awarded to Presidio Networked Solutions Group, LLC. in the not-to-exceed amount of \$136,716.97).

Attachments:      [Exhibit 1-Cost Comparison](#)  
                              [Exhibit 2-Quotes](#)  
                              [Exhibit 3-Ordinance](#)

- P.    [ID 17-151](#)    Consider adoption of an ordinance of the City of Denton authorizing an agreement between the City of Denton, Texas and the Denton African American Scholarship Foundation for the purpose of expenses for the Denton Black Film Festival; providing for the expenditure of funds therefor; and providing for an effective date. (\$2,050)

Attachments:      [Ordinance - Denton African American Scholarship Foundation](#)  
                              [Agreement - Denton African American Scholarship Foundation](#)

- Q.    [ID 17-156](#)    Consider approval of a resolution waiving potential conflicts associated with the simultaneous legal representation by the law firm of Farella, Braun + Martell, LLP, of both Trilliant, Inc. and the City of Denton, Texas; ratifying said engagement; and providing an effective date.

Attachments:      [Farella Resolution.pdf](#)

- R.    [ID 17-157](#)    Consider adoption of an ordinance accepting competitive proposals and awarding a public works contract for the construction of waterline improvements for Phase 1 of the Denton Municipal Electric Energy Center project; providing for the expenditure of funds therefor; and providing an effective date (RFP 6304-awarded to Wilson Contractor Services, LLC in the amount of \$530,485.15).

Attachments:      [Exhibit 1-Evaluation and Ranking Sheet](#)  
                              [Exhibit 2-BAFO with Alternate](#)  
                              [Exhibit 3-Ordinance](#)  
                              [Exhibit 4-Contract](#)

## **5. ITEMS FOR INDIVIDUAL CONSIDERATION**

- A. [ID 17-155](#) Consider approval of a resolution of the City Council of the City of Denton, Texas, appointing an Interim City Attorney; setting forth the terms of the appointment; setting forth the Interim City Attorney's salary; and providing an effective date.

Attachments: [Exhibit 1 - Resolution](#)

## **6. PUBLIC HEARINGS**

- A. [HL15-0005c](#) Hold a public hearing and consider adoption of an ordinance designating the property located at 1120 North Locust Street, legally known as A0185A BBB & CRR, TR 99, .287 acres, OLD DCAD TR 69, a historic landmark under Section 35.7.6 of the Denton Development Code; providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The Historic Landmark Commission recommends approval 7-0. The Planning and Zoning Commission recommends approval 7-0.

Attachments: [Exhibit 1 - Location Map](#)  
[Exhibit 2 - Application with Images of Residence](#)  
[Exhibit 3 - Notification Map and Property Owner Responses](#)  
[Exhibit 4 - May 9, 2016 Historic Landmark Commission Minutes](#)  
[Exhibit 5 - June 8, 2016 Planning and Zoning Commission Minutes](#)  
[Exhibit 6 - June 21, 2016 City Council Minutes](#)  
[Exhibit 7 - Draft Ordinance](#)  
[Exhibit 8 - Staff Presentation](#)

- B. [HL16-0005a](#) Hold a public hearing and consider adoption of an ordinance designating the property located at 717 West Oak Street, legally known as McKennon Lot 6(NW PT) 3/329///Neill AB 971), a historic landmark under Section 35.7.6 of the Denton Development Code; providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The Historic Landmark Commission recommends approval 6-0. The Planning and Zoning Commission recommends approval 6-0.

Attachments: [Exhibit 1 - Location Map](#)  
[Exhibit 2 - Application](#)  
[Exhibit 3 - Images of Residence](#)  
[Exhibit 4 - Notification Map/Property Owner Responses](#)  
[Exhibit 5 - September 12, 2016 Historic Landmark Commission Minutes](#)  
[Exhibit 6 - November 30, 2016 Planning and Zoning Commission Minutes](#)  
[Exhibit 7 - Draft Ordinance](#)  
[Exhibit 8 - Staff Presentation](#)

- C. [HL16-0006a](#) Hold a public hearing and consider adoption of an ordinance designating the property located at 2106 North Bell Avenue, legally known as College Heights Addition Block 1 Lot 4, a historic landmark under Section 35.7.6 of the Denton Development Code; providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The

Historic Landmark Commission recommends approval 7-0. The Planning and Zoning Commission recommends approval 6-0.

**Attachments:**

[Exhibit 1 - Location Map](#)

[Exhibit 2 - Application](#)

[Exhibit 3 - Images of the Residence](#)

[Exhibit 4 - Notification Map/Property Owner Responses](#)

[Exhibit 5 - January 9, 2016 HLC Meeting Minutes](#)

[Exhibit 6 - Planning and Zoning Draft Minutes](#)

[Exhibit 7 - Draft Ordinance](#)

[Exhibit 8 - Staff Presentation](#)

- D. [HL16-0007a](#) Hold a public hearing and consider adoption of an ordinance designating the property located at 619 Pearl Street, legally known as Carroll Park Block 1 Lot 9, a historic landmark under Section 35.7.6 of the Denton Development Code; providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The Historic Landmark Commission recommends approval 7-0. The Planning and Zoning Commission recommends approval 6-0.

**Attachments:**

[Exhibit 1 - Location Map](#)

[Exhibit 2 - Application](#)

[Exhibit 3- Images of Residence](#)

[Exhibit 4 - Notification Map/Property Owner Responses](#)

[Exhibit 5 - October 10, 2016 Historic Landmark Commission Minutes](#)

[Exhibit 6 - November 30, 2016 Planning and Zoning Commission Minutes](#)

[Exhibit 7 - Draft Ordinance](#)

[Exhibit 8 - Staff Presentation](#)

- E. [S16-0005a](#) Hold a public hearing and consider adoption of an ordinance for a Specific Use Permit to allow multifamily development on approximately 12.97 acres. The property is generally located on the northwest side of the intersection of Riney Road and North Elm Street, approximately 1,900 feet east of North Bonnie Brae Street. The Planning and Zoning Commission recommends approval with conditions (6-0).

**Attachments:**

[Exhibit 1 - Staff Analysis](#)  
[Exhibit 2 - Aerial Map](#)  
[Exhibit 3 - Zoning Map](#)  
[Exhibit 4 - Proposed Zoning Change Map](#)  
[Exhibit 5 - Future Land Use Map](#)  
[Exhibit 6 - Presentation Slides](#)  
[Exhibit 7 - Proposed Elevations](#)  
[Exhibit 8 - Proposed Landscape Plan](#)  
[Exhibit 9 - Proposed Site Plan](#)  
[Exhibit 10 - Public Notification Map and Responses](#)  
[Exhibit 11 - Planning and Zoning Commission Meeting Minutes](#)  
[Exhibit 12 - Draft Ordinance](#)

- F. [Z16-0021a](#) Hold a public hearing and consider adoption of an ordinance to rezone approximately 12.97 acres from a Regional Center Commercial Downtown (RCC-D) District to a Neighborhood Residential Mixed Use (NRMU) District. The property is generally located on the northwest side of the intersection of Riney Road and North Elm Street, approximately 1,900 feet east of North Bonnie Brae Street. The Planning and Zoning Commission recommends approval (6-0).

**Attachments:**

[Exhibit 1 - Staff Analysis](#)  
[Exhibit 2 - Aerial Map](#)  
[Exhibit 3 - Zoning Map](#)  
[Exhibit 4 - Proposed Zoning Change Map](#)  
[Exhibit 5 - Future Land Use Map](#)  
[Exhibit 6 - Presentation Slides](#)  
[Exhibit 7 - RCC-D Permitted Uses](#)  
[Exhibit 8 - NRMU Permitted Uses](#)  
[Exhibit 9 - Public Notification Map and Responses](#)  
[Exhibit 10 - Planning and Zoning Commission Meeting Minutes](#)  
[Exhibit 11 - Draft Ordinance](#)

- G. [Z16-0025a](#) Hold a public hearing and consider adoption of an ordinance to rezone approximately 15.5 acres from a Neighborhood Residential 2 (NR-2) District to a Neighborhood Residential 3 (NR-3) District, and approximately 20.16 acres from a Neighborhood Residential 4 (NR-4) District to a NR-3 District. The subject property is generally located on the east side of Country Club Road, approximately 265 feet south of Regency Court in the City of Denton, Denton County, Texas. The Planning and Zoning Commission recommends approval (6-0).

**Attachments:**

[Exhibit 1 - Staff Analysis](#)  
[Exhibit 2 - Site Location / Aerial Map](#)  
[Exhibit 3 - Zoning Map](#)  
[Exhibit 4 - Proposed Zoning Change Map](#)  
[Exhibit 5 - Future Land Use Map](#)  
[Exhibit 6 - Presentation Slides](#)  
[Exhibit 7 - NR-2 Permitted Uses](#)  
[Exhibit 8 - NR-4 Permitted Uses](#)  
[Exhibit 9 - NR-3 Permitted Uses](#)  
[Exhibit 10 - Public Notification Map and Responses](#)  
[Exhibit 11 - Planning and Zoning Commission Meeting Minutes](#)  
[Exhibit 12 - Draft Ordinance](#)

- H. [Z16-0026a](#) Hold a public hearing and consider adoption of an ordinance to rezone approximately 7.95 acres from a Regional Center Commercial Neighborhood (RCC-N) District to a Regional Center Commercial Downtown (RCC-D) District. The subject property is generally located on the west side of North Interstate 35, approximately 455 feet north of Schuyler Street, in the City of Denton, Denton County, Texas. The Planning and Zoning Commission recommends approval (6-0).

**Attachments:**

[Exhibit 1 - Staff Analysis](#)  
[Exhibit 2 - Site Location / Aerial Map](#)  
[Exhibit 3 - Existing Zoning Map](#)  
[Exhibit 4 - Proposed Zoning Map](#)  
[Exhibit 5 - Future Land Use Map](#)  
[Exhibit 6 - Presentation Slides](#)  
[Exhibit 7 - RCC-N Permitted Uses](#)  
[Exhibit 8 - RCC-D Permitted Uses](#)  
[Exhibit 9 - Public Notification Map and Responses](#)  
[Exhibit 10 - Planning and Zoning Commission Meeting Minutes](#)  
[Exhibit 11 - Draft Ordinance](#)

- I. [S16-0006a](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas, amending Specific Use Permit approved by Ordinance No. 2002-260, in a Downtown Commercial General zoning district and use classification on approximately 2.2 acres of land generally located at the southeast corner South Carroll Boulevard and West Eagle Drive in the City of Denton, Denton County, Texas; providing for conditions and a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. (S16-0006) The Planning and Zoning Commission recommends approval, subject to conditions (6-0).

Attachments:[Exhibit 1 - Staff Analysis](#)[Exhibit 2 - Aerial Map](#)[Exhibit 3 - Zoning Map](#)[Exhibit 4 - Future Land Use Map](#)[Exhibit 5 - Site Plan and Landscape Plan approved with Ordinance 2002-260](#)[Exhibit 6 - Ordinance 2002-260](#)[Exhibit 7 - Site Plan](#)[Exhibit 8 - Landscape Plan](#)[Exhibit 9 - Grading Plan](#)[Exhibit 10 - Tree Survey](#)[Exhibit 11 - Notification Map and Response](#)[Exhibit 12 - Planning and Zoning Commission Meeting Minutes](#)[Exhibit 13 - Presentation](#)[Exhibit 14 - Draft Ordinance](#)**7. 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.

B. Possible Continuation of Closed Meeting topics, above posted.

**C E R T I F I C A T E**

I certify that the above notice of meeting was posted on the bulletin board at the City Hall of the City of Denton, Texas, on the \_\_\_\_\_ day of \_\_\_\_\_, 2017 at \_\_\_\_\_ o'clock (a.m.) (p.m.)

\_\_\_\_\_  
CITY SECRETARY

NOTE: THE CITY OF DENTON CITY COUNCIL WORK SESSION ROOM AND COUNCIL CHAMBERS ARE ACCESSIBLE IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT. THE CITY WILL PROVIDE SIGN LANGUAGE INTERPRETERS FOR THE HEARING IMPAIRED IF REQUESTED AT LEAST 48 HOURS IN ADVANCE OF THE SCHEDULED MEETING. PLEASE CALL THE CITY SECRETARY'S OFFICE AT 349-8309 OR USE TELECOMMUNICATIONS DEVICES FOR THE DEAF (TDD) BY CALLING 1-800-RELAY-TX SO THAT A SIGN LANGUAGE INTERPRETER CAN BE SCHEDULED THROUGH THE CITY SECRETARY'S OFFICE.

