



# 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, December 14, 2021

2:00 PM

Council Work Session Room  
&  
Council Chambers

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#### **SPECIAL CALLED MEETING**

**WORK SESSION BEGINS AT 2:00 P.M. IN THE COUNCIL CHAMBERS**

**CLOSED MEETING BEGINS IMMEDIATELY FOLLOWING THE WORK SESSION IN THE COUNCIL WORK SESSION ROOM**

**CITY COUNCIL CONSIDERATION OF THE CONSENT AGENDA WILL BEGIN IMMEDIATELY FOLLOWING THE CLOSED MEETING IN THE COUNCIL CHAMBERS**

**CITY COUNCIL CONSIDERATION OF THE PUBLIC HEARINGS AND ITEMS FOR INDIVIDUAL CONSIDERATION WILL BEGIN AT 6:30 P.M. IN THE COUNCIL CHAMBERS**

#### **REGISTRATION GUIDELINES FOR ADDRESSING THE CITY COUNCIL**

Citizens are able to participate in one of the following ways (NOTE: Other than public hearings, citizens are only able to comment one time per agenda item; citizens cannot use both methods to comment on a single agenda item. Public comments are not held for work session reports.):

- eComment – On December 10, the agenda was posted online at [www.cityofdenton.com/publicmeetings](http://www.cityofdenton.com/publicmeetings). Once the agenda is posted, a link to make virtual comments using the eComment module will be made available next to the meeting listing on the Upcoming Events Calendar. Within eComment, citizens may indicate support or opposition and submit a brief comment about a specific agenda item. Comments may be submitted up until the start of the meeting at which time the ability to make an eComment will be closed. Similar to when a citizen submits a white card to indicate their position on an item, the eComments will be sent directly to members of the City Council immediately upon entry into the module and recorded by the City Secretary.

City Council Members review comments received in advance of the meeting and take that public input into consideration prior to voting on an agenda item. The Mayor will announce the number of Comment Cards submitted in support or opposition to an item during the public comment period. Comments will not be read during the meeting. The City Secretary will reflect the number of comments submitted in favor/opposition to an item, the registrant's name, address, and (summary of) comments within the Minutes of the Meeting, as applicable.

OR

- By phone – Citizens wishing to speak over the phone during this Council meeting, may call (940) 349-7800 beginning 30 minutes prior to the meeting start time. Comments by phone will be accepted until the item is opened for discussion by the Council. When the call is initially received, a staff member will receive the caller's information and either: 1) offer to call the citizen back when it is time for them to speak, or 2) record the caller's information, support or opposition, and comment. If the caller chooses to record their support or opposition, rather than speaking during the meeting, the Mayor will announce the number of comments submitted in support or opposition to the item. If the caller wishes to receive a call back, the voice of each caller will be broadcast into the meeting during the public commenting time of their desired agenda item. Individuals will be able to comment once per agenda item, no matter the method.
- At regular meetings only, citizens can speak on any topic that is not on the agenda (Open Microphone). Alert the call taker if you wish to speak under the Open Microphone category. If you would like to give a public report, see the information below.

After determining that a quorum is present, the City Council of the City of Denton, Texas will convene in a Work Session on Tuesday, December 14, 2021, at 2:00 p.m. in the Council Chambers at City Hall, 215 E. McKinney Street, Denton, Texas at which the following items will be considered:

## **WORK SESSION**

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

This section of the agenda allows citizens to speak on any item listed on the Consent Agenda prior to its consideration. Each speaker will be given a total of three (3) minutes to address any item(s). Any person who wishes to address the City Council regarding these items may do so by utilizing the "By Phone" registration process as referenced under the REGISTRATION GUIDELINES FOR ADDRESSING THE CITY COUNCIL detailed at the beginning of this agenda. Registration is required prior to the time the City Council considers this item. Registrants may call in and remain on hold or receive a call back at the time the Work Session is called to Order and are encouraged to ensure they remain accessible to accept the call.

### **2. Requests for clarification of agenda items listed on this agenda.**

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

- A. [ID 21-1803](#) Receive a report, hold a discussion, and give staff direction regarding Audit Project 004 - Police Property Room Procedures: Follow-Up Review.

[Estimated Presentation/Discussion Time: 30 minutes]

**Attachments:**

[Exhibit 1 - Agenda Information Sheet](#)

[Exhibit 2 - Follow-Up Review of the Police Property Room: Procedures](#)

[Exhibit 3 - Presentation](#)

- B. [ID 21-2406](#) Receive a report, hold a discussion, and give staff direction regarding implementation of programs and policies proposed in the Affordable Housing Strategic Plan.

\*[Council Priority; Estimated Presentation/Discussion Time: 1 hour]

**Attachments:**

[Exhibit 1 - Agenda Information Sheet](#)

[Exhibit 2 - Affordable Housing Needs and Market Value Analysis Report](#)

[Exhibit 3 - Draft Affordable Housing Strategic Toolkit](#)

[Exhibit 4 - Presentation](#)

- C. [ID 21-2466](#) Receive a report, hold a discussion, and give staff direction regarding updates to the City Criteria Manuals. (ID 21-2466, City Criteria Manuals, Ron Menguita)  
[Estimated Presentation/Discussion Time: 45 minutes]  
**Attachments:** [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - Presentation](#)
- D. [ID 21-2569](#) Receive a report and hold a discussion regarding Comprehensive Plan components and receive an update related to the Denton 2040 Comprehensive Plan process including next steps.  
[Estimated Presentation/Discussion Time: 1 hour]  
**Attachments:** [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - What is a Comprehensive Plan Informational Brochure](#)  
[Exhibit 3 - Public Engagement Summary](#)  
[Exhibit 4 - Community Vision Statement](#)  
[Exhibit 5 - Denton Plan 2030 Goals, Policies and Actions](#)  
[Exhibit 6 - Table 10.2 Denton 2030 Action Plan](#)  
[Exhibit 7 - Preferred Growth Concept Map](#)  
[Exhibit 8 - Future Land Use Map](#)  
[Exhibit 9 - Future Land Use Designations](#)  
[Exhibit 10 - Focus Areas Concept Map](#)  
[Exhibit 11 - Guidelines for Focus Areas](#)  
[Exhibit 12 - Criteria for Determining Priorities for Small Area Plans](#)  
[Exhibit 13 - Presentation](#)

Following the completion of the Work Session, the City Council will convene in a Closed Meeting in the Council Work Session Room to consider specific item(s) 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 21-2778](#) 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, consult with the City's attorneys, and provide direction pertaining to the status, strategy, and possible resolution of condemnation case styled City of Denton v. R. Eric Fullerton and Marla R. Fullerton, Cause Number PR-2021-001158, pending in the Probate Court of Denton County, Texas, 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 otherwise compromise the City's legal position in pending litigation.

- B. [ID 21-2803](#) 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, discuss, deliberate, and provide staff with direction pertaining to the potential acquisition of real property interests in the N. Wade Survey, Abstract No. 1407 Denton County, Texas, and located generally on the west side of N. Bonnie Brae Road, between Windsor Drive and Riney Road, within the City of Denton. Consultation with the City's attorneys regarding legal issues associated with the potential acquisition or condemnation of the real property interests described 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, negotiation, 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 decision, or vote is taken in the Closed Meeting in accordance with the provisions of Section 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 Texas Government Code, Section 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 Sections 551.071-551.086 of the Texas Open Meetings Act.

**NOTE: Any item for which a formal action at the Special Called Meeting has been taken by Council may be subject to a request for a motion for reconsideration at any time during the meeting, at the Concluding Items Section, or after the meeting. In order to comply with the Texas Open Meetings Act, a request for a motion for reconsideration made during, at the end of, or after a Council meeting will be placed on the agenda and considered at the next official meeting of the City Council.**

Following the Closed Meeting, the City Council will reconvene in Open Meeting to take action, if any, on matters discussed in closed session.

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Following the completion of the Work Session, the City Council will convene in a Special Called Meeting in the Council Chambers to consider the following items:

### **1. CONSENT AGENDA**

Each of these items is recommended by 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 – BA). 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, the Consent Agenda Items 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 21-2378](#) Consider approval of the minutes of December 6, 2021.
- Attachments: [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - December 6, 2021 Minutes Draft](#)
- B. [ID 21-2375](#) Consider nominations/appointments to the City's Boards, Commissions, and Committees: Health & Building Standards Commission.
- Attachments: [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - Nomination List](#)
- C. [ID 21-2568](#) Consider adoption of an ordinance approving a Pipeline Crossing Agreement by and between the City of Denton and the Union Pacific Railroad Company relating to the location of a City wastewater pipeline within the railroad right-of-way located at Mile Post 722.69, Choctaw Subdivision, within the County and City of Denton, Texas; authorizing the City Manager to execute the Agreement and pay the \$7,600.00 license fee; authorizing the expenditure of funds; and providing an effective date.
- Attachments: [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - Location Map](#)  
[Exhibit 3 - Site Map](#)  
[Exhibit 4 - Agreement and Ordinance](#)
- D. [ID 21-2574](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute an Agreement for Street Lighting Service between Oncor Electric Delivery Company LLC and the City; authorizing the expenditure of funds; and providing an effective date.
- Attachments: [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - Ordinance and Agreement](#)  
[Exhibit 3 - LLC Member List](#)
- E. [ID 21-2570](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute a Supplement to the Agreement for Street Lighting Service between Oncor Electric Delivery Company LLC and the City of Denton for Country Club Terrace Phases 1 and 2; authorizing the expenditure of funds; and providing for an effective date.
- Attachments: [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - Ordinance and Agreement](#)  
[Exhibit 3 - LLC Member List](#)
- F. [ID 21-2632](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing a new Line Extension Policy for Denton Municipal Electric (DME) to govern customer aid-in-construction contributions for new or revised electric service; authorizing the expenditure of funds; providing for a repealer; and providing an effective date.

**Attachments:**      [Exhibit 1 - AIS \[Council\]](#)  
                                 [Exhibit 2 - Line Extension Policy \(New\)](#)  
                                 [Exhibit 3 - Ordinance](#)

- G.    [ID 21-2747](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the city manager to enter into reimbursement agreements, joint use agreements, and crossing permits with the Texas Department of Transportation (TXDOT) for Denton Municipal Electric work on TXDOT relocation and road widening projects referenced as ROW CSJ 0196-01-114, ROW CSJ 0195-03-091, and ROW CCSJ 0195-03-074; authorizing the expenditure of funds; and declaring an effective date.

**Attachments:**      [Exhibit 1 - AIS for TXDOT Sign Authority \[FINAL\]](#)  
                                 [Exhibit 2 - Signature Authority Form ROW CSJ 0196-01-114](#)  
                                 [Exhibit 3 - Signature Authority Form ROW CSJ 0195-03-091](#)  
                                 [Exhibit 4 - Signature Authority Form ROW CSJ 0195-03-074](#)  
                                 [Exhibit 5 - Ordinance](#)

- H.    [ID 21-2626](#)      Consider the adoption of an ordinance of the City of Denton adopting an updated Downtown Reinvestment Grant Program Policy for the Downtown Reinvestment Grant Program; providing a repealer; and providing an effective date. The Downtown Denton Tax Increment Financing Reinvestment Zone No. 1 Board recommends approval (4-0).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Downtown Reinvestment Grant Program \(Redline\)](#)  
                                 [Exhibit 3- Ordinance and Downtown Reinvestment Grant Program Policy](#)

- I.    [ID 21-2484](#)      Consider approval of a resolution approving and adopting Administrative Policy No 403.06 “Investment Policy”; and providing for an effective date.

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 2021-2022 Redlined Investment Policy](#)  
                                 [Exhibit 3 Hilltop Securities Compliance Letter](#)  
                                 [Exhibit 4 Resolution](#)

- J.    [ID 21-2647](#)      Consider adoption of an ordinance of the City of Denton approving and authorizing the City Manager to execute an Interlocal Cooperation Agreement between the City of Denton and Denton County for Ambulance Services; and declaring an effective date.

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 EMS FY 2022 Funding Formula](#)  
                                 [Exhibit 3 Ordinance and Interlocal Cooperation Agreement](#)

- K.    [ID 21-2648](#)      Consider adoption of an ordinance of the City of Denton approving and authorizing the City Manager to execute an Interlocal Cooperation Agreement between the City of Denton and Denton County for Fire Protection Services; and declaring an effective date.

**Attachments:**      [Exhibit 1 Agenda Information Sheet Fire](#)  
                                 [Exhibit 2 Fire FY 2022 Funding Formula](#)  
                                 [Exhibit 3 Ordinance and Interlocal Cooperation Agreement](#)

- L.    [ID 21-2475](#)      Consider approval of a resolution of the City of Denton authorizing the support and adoption of the Texas Opioid Abatement Fund Council and Settlement Allocation Term Sheet approving the allocation of any and all opioid settlement funds within the State of Texas; and providing for an effective date.

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Resolution](#)  
                                 [Exhibit 3 Participation Forms](#)  
                                 [Exhibit 4 List of Opioid Remediation Uses](#)

- M.    [ID 21-2525](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Day of the Dead Festival, Inc. for the payment and use of hotel tax revenue in support of the Denton Day of the Dead Festival; and providing an effective date. (\$17,340 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- N.    [ID 21-2526](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Black Chamber of Commerce, Inc. for the payment and use of hotel tax revenue in support of the Denton Blues Festival; and providing an effective date. (\$40,000 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- O.    [ID 21-2527](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Black Film Festival Institute, Inc. for the payment and use of hotel tax revenue in support of the Denton Black Film Festival; and providing an effective date. (\$40,750 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- P.    [ID 21-2528](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and Kiwanis Club of Denton, Breakfast, Denton, Texas for the payment and use of hotel tax revenue in support of the Turkey Roll Bicycle Rally; and providing an effective date. (\$6,120 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- Q. [ID 21-2529](#) Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Chamber of Commerce, Inc. (Discover Denton) for the payment and use of hotel tax revenue in support of Discover Denton; and providing an effective date. (\$1,396,655 - Community Partnership Committee recommends approval 3-0)
- Attachments:      [Exhibit 1 Agenda Information Sheet](#)  
                              [Exhibit 2 Ordinance](#)
- R. [ID 21-2531](#) Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Community Market, Inc. for the payment and use of hotel tax revenue in support of the Denton Community Market; and providing an effective date. (\$60,000 - Community Partnership Committee recommends approval 3-0)
- Attachments:      [Exhibit 1 Agenda Information Sheet](#)  
                              [Exhibit 2 Ordinance](#)
- S. [ID 21-2532](#) Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and Denton County for the payment and use of hotel tax revenue in support of the Denton County Museums; and providing an effective date. (\$235,500 - Community Partnership Committee recommends approval 3-0)
- Attachments:      [Exhibit 1 Agenda Information Sheet](#)  
                              [Exhibit 2 Ordinance](#)
- T. [ID 21-2533](#) Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Festival Foundation, Inc. for the payment and use of hotel tax revenue in support of the Denton Arts and Jazz Festival; and providing an effective date. (\$120,000 - Community Partnership Committee recommends approval 3-0)
- Attachments:      [Exhibit 1 Agenda Information Sheet](#)  
                              [Exhibit 2 Ordinance](#)
- U. [ID 21-2534](#) Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Holiday Festival Association, Inc. for the payment and use of hotel tax revenue in support of the Denton Holiday Lighting Festival; and providing an effective date. (\$23,500 - Community Partnership Committee recommends approval 3-0)
- Attachments:      [Exhibit 1 Agenda Information Sheet](#)  
                              [Exhibit 2 Ordinance](#)
- V. [ID 21-2535](#) Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Central Business District Association, Inc. for the payment and use of hotel tax revenue in support of the Denton Main Street Association; and providing an effective date. (\$35,700 - Community Partnership Committee recommends approval 3-0)



**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- W.    [ID 21-2537](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Denton Parks Foundation, Inc. for the payment and use of hotel tax revenue in support of Juneteenth, Dog Days, and Splish Splash Doggie Bash; and providing an effective date. (\$75,000 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- X.    [ID 21-2539](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Greater Denton Arts Council, Inc. for the payment and use of hotel tax revenue in support of art exhibitions and programming; and providing an effective date. (\$150,026 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- Y.    [ID 21-2541](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and Historic Denton, Inc. for the payment and use of hotel tax revenue in support of historical and cultural tourism; and providing an effective date. (\$5,000 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- Z.    [ID 21-2543](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the North Texas State Fair Association, Inc. for the payment and use of hotel tax revenue in support of the North Texas Fair and Rodeo; and providing an effective date. (\$195,486 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- AA.   [ID 21-2545](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and Real Waves Radio Network, Inc. for the payment and use of hotel tax revenue in support of KUZU Presents artist showcase; and providing an effective date. (\$6,400 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- AB.   [ID 21-2546](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Tejas Storytelling Association for the payment and use of hotel tax revenue in support of the City of Denton Texas Storytelling Festival; and providing an effective date. (\$57,079 - Community Partnership Committee recommends

approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- AC. [ID 21-2547](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and Texas Filmmakers' Corporation for the payment and use of hotel tax revenue in support of the Thin Line Fest; and providing an effective date. (\$19,340 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- AD. [ID 21-2548](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and the Texas Veterans Hall of Fame Foundation for the payment and use of hotel tax revenue in support of programming and ceremonies; and providing an effective date. (\$14,000 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- AE. [ID 21-2550](#)      Consider adoption of an ordinance authorizing the City Manager to execute an agreement between the City of Denton and Theater Denton, Inc. for the payment and use of hotel tax revenue in support of the 2022 Performance Season; and providing an effective date. (\$20,430 - Community Partnership Committee recommends approval 3-0)

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Ordinance](#)

- AF. [ID 21-2678](#)      Consider approval of a resolution of the City of Denton authorizing the submission of an application to the Texas Department of Transportation (TXDOT) for the 2023 General Traffic Safety Grant Program in the amount of \$149,000 to provide blood draw services on Driving While Intoxicated arrests; and providing for an effective date.

**Attachments:**      [Exhibit 1 Agenda Information Sheet](#)  
                                 [Exhibit 2 Resolution](#)  
                                 [Exhibit 3 Grant Narrative](#)

- AG. [ID 21-2680](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the approval of a first amendment to a Professional Services Agreement between the City of Denton and Freese and Nichols, Inc., amending the contract approved by City Council on September 22, 2020, in the not-to-exceed amount of \$1,472,700.00; said first amendment to provide additional design services for the Ray Roberts Water Treatment Plant Upgrading and Performance Improvements project; providing for the expenditure of funds therefor; and providing an effective date (RFQ 6590-093 - providing for an additional first amendment expenditure amount not-to-exceed \$663,310.00, with the total contract amount not-to-exceed \$2,136,010.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Original Ordinance and Contract](#)  
                                 [Exhibit 3 - Ordinance and Amendment 1](#)

- AH. [ID 21-2681](#)**      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a Professional Services Agreement with Gupta & Associates, Inc., to provide project management, data collection, contract reviews, contract matrix development, and post-analysis services support for the Hobson Lift Station Upgrade Project for the Water Utilities Division; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7574-001 - Professional Services Agreement for project services awarded to Gupta & Associates, Inc., in the not-to-exceed amount of \$60,543.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Ordinance and Contract](#)

- AI. [ID 21-2682](#)**      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a Professional Services Agreement with Kimley-Horn and Associates, Inc., to provide project management, data collection, contract reviews, contract matrix development, and post-analysis services support for the Water Resource Management Analysis Project for the Water Utilities Division; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7574-007 - Professional Services Agreement for analysis services awarded to Kimley-Horn and Associates, Inc., in the not-to-exceed amount of \$95,000.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Ordinance and Contract](#)

- AJ. [ID 21-2683](#)**      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with AdComp Systems, Inc., for payment and self-service kiosk solutions and professional services for the Customer Service Department; providing for the expenditure of funds therefor; and providing an effective date (RFP 7709 - awarded to AdComp Systems, Inc., for one (1) year, with the option for four (4) additional one (1) year extensions, in the total five (5) year not-to-exceed amount of \$460,000.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Pricing Evaluation](#)  
                                 [Exhibit 3 - Ordinance and Contract](#)

- AK. [ID 21-2684](#)**      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Raba Kistner, Inc., for construction material testing and geotechnical investigation services for the Streets, Utilities, and Engineering Departments; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7742 - awarded to Raba Kistner, Inc., for three (3) years, with the option for two (2) additional one (1) year extensions, in the total five (5) year not-to-exceed amount of \$2,640,000).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Evaluation Sheet](#)  
                                 [Exhibit 3 - Ordinance and Contract](#)

- AL. [ID 21-2685](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Pro Tech Services LLC, for the design, removal of existing equipment, installation, and completion of replacement equipment of the vehicle wash retrofit-rebuild for the Solid Waste and Recycling Department; providing for the expenditure of funds therefor; and providing an effective date (RFP 7820 - awarded to Pro Tech Services LLC, for one (1) year, with the option for four (4) additional one (1) year extensions, in the total five (5) year not-to-exceed amount of \$635,400.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - LLC Members](#)  
                                 [Exhibit 3 - Ordinance and Contract](#)

- AM. [ID 21-2686](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a Construction Manager At Risk contract with McCarthy Building Companies, Inc., for pre-construction services of Southeast Denton Package - B Improvements for the Capital Projects Department; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7714 - CMAR awarded to McCarthy Building Companies, Inc., in the not-to-exceed amount of \$174,955.00 for pre-construction services).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Evaluation Sheet](#)  
                                 [Exhibit 3 - Ordinance and Contract](#)

- AN. [ID 21-2687](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, for approval of a pre-qualified professional services list of various types of engineers for Denton Municipal Electric; and providing an effective date (RFQ 7804 - for a two (2) year, with the option for one (1) additional one (1) year extension, in the total three (3) year term).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Evaluation Sheet](#)  
                                 [Exhibit 3 - Ordinance](#)

- AO. [ID 21-2688](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Mabak Directional Drilling, Inc., for dry auger bore directional drilling for Denton Municipal Electric, Water, and Wastewater Departments; providing for the expenditure of funds therefor; and providing an effective date (CSP 7651 - awarded to Mabak Directional Drilling, Inc., in the not-to-exceed amount of \$5,000,000.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Ordinance and Contract](#)

- AP. [ID 21-2689](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Wells Fargo Merchant Services, LLC, for debit/credit card processing for all City departments; providing for the expenditure of funds therefor; and providing an effective date (RFP 7436 - awarded to Wells Fargo Merchant Services, LLC, in the five (5) year not-to-exceed amount of \$5,000,000.00).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                             [Exhibit 2 - Pricing Evaluation](#)  
                             [Exhibit 3 - LLC Members](#)  
                             [Exhibit 4 - Ordinance and Contract](#)

- AQ. [ID 21-2690](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Pavecon Public Works LP, for the construction of the 2020 Street Bundle - Sector I Project with geographical limits as follows: Thunderbird Drive from Colonial Drive to Crestmeadow Street, Greenway from Windsor Farms to the southern dead end, Brook Hollow Drive from Greenway to Carriage Hill, Carriage Hill from Brook Hollow to Thunderbird, Lakewood Drive from Greenway to Carriage Hill, and Augusta from Colonial Drive to 2900 Augusta Drive; providing for the expenditure of funds therefor; and providing an effective date (CSP 7803 - awarded to Pavecon Public Works LP, in the not-to-exceed amount of \$3,780,075.23).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                             [Exhibit 2 - Pricing Evaluation](#)  
                             [Exhibit 3 - Ordinance and Contract](#)

- AR. [ID 21-2691](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a Professional Services Agreement with Burns & McDonnell, Engineering Company Inc., to provide engineering and professional services to the DME Electric Engineering Department as set forth in the contract; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7740 - Professional Services Agreement for engineering and professional services awarded to Burns & McDonnell, Engineering Company Inc., in the three (3) year not-to-exceed amount of \$1,500,000.00).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                             [Exhibit 2 - Evaluation Sheet](#)  
                             [Exhibit 3 - Ordinance and Contract](#)

- AS. [ID 21-2692](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a Professional Services Agreement with Teague Nall and Perkins, Inc., for design services for Neighborhood 7A Improvements for the Capital Projects/Engineering Department as set forth in the contract; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7599-003 - Professional Services Agreement for design services awarded to Teague Nall and Perkins, Inc., in the not-to-exceed amount of \$726,610.00).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                              [Exhibit 2 - Ordinance and Contract](#)

- AT. [ID 21-2693](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the approval of a first amendment to an Administrative Services Agreement between the City of Denton and United Behavioral Health dba Optum, amending the contract approved by purchasing on February 1, 2021; said first amendment for Employee Assistance Program services for the City of Denton employees; providing for the expenditure of funds therefor; and providing an effective date (RFP 7776 - Employee Assistance Program (EAP)) - awarded to United Behavioral Health dba Optum, for three (3) years, with the option for two (2) additional one (1) year extensions, in the total five (5) year (\$1.53 per employee per month (pepm)) not-to-exceed amount of \$172,000.00).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                              [Exhibit 2 - Pricing Evaluation](#)  
                              [Exhibit 3 - Original Administrative Services Agreement](#)  
                              [Exhibit 4 - Ordinance and Contract](#)

- AU. [ID 21-2696](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a Professional Services Agreement with HDR Engineering, Inc., for design services for Neighborhood 4 Improvements for the Capital Projects/Engineering Department as set forth in the contract; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7599-004 - Professional Services Agreement for design services awarded to HDR Engineering, Inc., in the not-to-exceed amount of \$714,448.81).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                              [Exhibit 2 - Ordinance and Contract](#)

- AV. [ID 21-2698](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Osmose Utilities Services, Inc., for pole inspection services for Denton Municipal Electric; providing for the expenditure of funds therefor; and providing an effective date (RFP 7796 - awarded to Osmose Utilities Services, Inc., in the two (2) year not-to-exceed amount of \$300,000.00).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                              [Exhibit 2 - Pricing Evaluation](#)  
                              [Exhibit 3 - Ordinance and Contract](#)

- AW. [ID 21-2699](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a contract with Touchphrase Development LLC dba Julota, for Mental Health Division Software for the Denton Police Department; providing for the expenditure of funds therefor; and providing an effective date (RFP 7805 - awarded to Touchphrase Development LLC dba Julota, for one (1) year, with the option for four (4) additional one (1) year extensions, in the total five (5)

year not-to-exceed amount of \$165,417.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Pricing Evaluation](#)  
                                 [Exhibit 3 - LLC Members](#)  
                                 [Exhibit 4 - Ordinance and Contract](#)

- AX. [ID 21-2756](#)**      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to authorize the spend for an insurance binder to Archer Contingent Energy Risk, LLC, for forced outage insurance of the Denton Energy Center for the Winter of 2021-2022; providing for the expenditure of funds therefor; and providing an effective date (RFP 7871 - authorizing the spend for power plant forced outage insurance coverage or products and awarding such insurance binder to Archer Contingent Energy Risk, LLC, for the Winter of 2021-2022, in the not-to-exceed amount of \$575,000.00).

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Evaluation](#)  
                                 [Exhibit 3 - LLC Members](#)  
                                 [Exhibit 4 - Ordinance](#)

- AY. [ID 21-2536](#)**      Consider adoption of an ordinance of the City of Denton ratifying and approving a City co-sponsorship to the Denton Holiday Lighting Festival Association, Inc., in an amount not to exceed \$43,222.00 of in-kind services and resources for the annual Denton Holiday Lighting Festival, which was held on Friday, December 3, 2021; at the Historic Downtown Square; and providing an effective date.

**Attachments:**      [Exhibit 1- Agenda Information Sheet](#)  
                                 [Exhibit 2- Ordinance](#)  
                                 [Exhibit 3- Co-sponsorship Approval Letter](#)  
                                 [Exhibit 4- Year to Date Co-Sponsorship Awards-FY21-22](#)

- AZ. [ID 21-2611](#)**      Consider adoption of an ordinance of the City of Denton authorizing the City Manager to allow the Cross Country Park Rental Agreement to be used as an agreement between the City of Denton Parks and Recreation Department and potential park rental groups for cross country events in the parks; and providing an effective date.

**Attachments:**      [Exhibit 1- Agenda Information Sheet](#)  
                                 [Exhibit 2- Ordinance](#)  
                                 [Exhibit 3- Cross Country Park Rental Agreement](#)

- BA. [ID 21-2734](#)**      Consider adoption of an ordinance of the City of Denton adopting and approving a Chapter 284 Wireless Service Pole Collocation Attachment License Agreement (“Agreement”) with Celco Partnership D/B/A Verizon Wireless; authorizing the City Manager to execute the Agreement; and providing an effective date.

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 – Ordinance and Agreement](#)



## **2. PUBLIC HEARINGS**

NOTE: Consideration of the following items will begin at 6:30 p.m.

- A. [ID 21-2556](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas amending the Solid Waste and Recycling Criteria Manual; and providing for severability, a savings clause and an effective date. (ID 21-2556, Ron Menguita)

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Solid Waste and Recycling Criteria Manual Update Redline Version](#)  
                                 [Exhibit 3 - Solid Waste and Recycling Criteria Manual Update Clean Version](#)  
                                 [Exhibit 4 - Draft Ordinance](#)

- B. [ID 21-2557](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas amending the Stormwater Criteria Manual; and providing for severability, a savings clause and an effective date. (ID 21-2557, Ron Menguita)

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Stormwater Criteria Manual Update Redline Version](#)  
                                 [Exhibit 3 - Stormwater Criteria Manual Update Clean Version](#)  
                                 [Exhibit 4 - Draft Ordinance](#)

- C. [ID 21-2558](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas amending the Transportation Criteria Manual; and providing for severability, a savings clause and an effective date. (ID 21-2558, Ron Menguita)

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Transportation Criteria Manual Update Redline Version](#)  
                                 [Exhibit 3 - Transportation Criteria Manual Update Clean Version](#)  
                                 [Exhibit 4 - Draft Ordinance](#)

- D. [ID 21-2559](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas amending the Water and Wastewater Criteria Manual; and providing for severability, a savings clause and an effective date. (ID 21-2559, Ron Menguita)

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
                                 [Exhibit 2 - Waster and Wastewater Criteria Manual Update Redline Version](#)  
                                 [Exhibit 3 - Waster and Wastewater Criteria Manual Update Clean Version](#)  
                                 [Exhibit 4 - Draft Ordinance](#)

## **3. ITEMS FOR INDIVIDUAL CONSIDERATION**

- A. [ID 21-2801](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, extending the effective period of the declared state of local disaster related to the COVID-19 emergency as provided in ordinance no. 21-1825 to March 31, 2022; superseding and replacing the seventeenth order of council of the City of Denton issued November 16, 2021 approved by ordinance no. 21-2432; providing a repealer clause, and providing an effective date.



**Attachments:**      [Exhibit 1 - Agenda Information Sheet.pdf](#)  
[Exhibit 2 - Ordinance 21-1825.pdf](#)  
[Exhibit 3 - Ordinance 21-2432.pdf](#)  
[Exhibit 4 - Ordinance and Eighteenth Order of Council.pdf](#)  
[Exhibit 5 - Presentation](#)

- B.**    [ID 21-2808](#)    Consider adoption of an ordinance of the City Council of the City of Denton approving the redistricting of the city's single-member council districts and establishing new district boundary lines based on 2020 census data for Denton City Council elections; and providing for an effective date.

**Attachments:**      [Exhibit 1 - Agenda Information Sheet.pdf](#)  
[Exhibit 2 - Presentation.pdf](#)  
[Exhibit 3 - Ordinance.pdf](#)  
[Exhibit 4 - Proposed Redistricting Plan A \(Current District Boundaries\).pdf](#)  
[Exhibit 5 - Proposed Redistricting Plan B.pdf](#)  
[Exhibit 6 - Proposed Redistricting Plan C.pdf](#)  
[Exhibit 7 - Proposed Redistricting Plan D.pdf](#)

- C.**    [ID 21-2787](#)    Consider a resolution of the City of Denton consenting to the creation of Denton County Municipal Utility District No. 12, encompassing approximately 1018 acres of land, located within the extraterritorial jurisdiction of the City of Denton, Texas or the addition of 1018 acres of land, located within the extraterritorial jurisdiction of the City of Denton, Texas into La La Ranch Municipal Utility District of Denton County; and providing an effective date. (ID 21-2787, La La Ranch, Tina Firgens)

**Attachments:**      [Exhibit 1 - Agenda Information Sheet](#)  
[Exhibit 2 - Draft Resolution](#)  
[Exhibit 3 - Resolution Exhibit A - Map of La La Ranch MUD \(Proposed Expansion\)](#)  
[Exhibit 4 - Resolution Exhibit B - Petition for Consent](#)  
[Exhibit 5 - Location Map - \(Existing and Proposed MUD Boundaries\)](#)  
[Exhibit 6 - Chapter 8031 Special District Local Laws Code](#)  
[Exhibit 7 - Resolution No. 20-1052 \(Approved June 9, 2020\)](#)  
[Exhibit 8 - Interlocal Agreement with Denton County](#)  
[Exhibit 9 - Staff Presentation](#)

- D.**    [ID 21-2634](#)    Consider adoption of an ordinance of the City of Denton amending the provisions of Chapter 6 of the Code of Ordinances by amending Section 6-2 "definitions" by providing definitions for key terms and removing the definition of "dangerous animal" to replace it with the definition of "dangerous dog"; by amending article II of Chapter 6 of the Code of Ordinances regarding dangerous dogs by changing the title of article II to "dangerous dogs"; amending the complaint filing process, outlining ramifications for failure to comply, and outlining and implementing a dangerous dog registry; providing for a severability clause; providing for a savings clause; providing for a penalty; providing for codification; and providing an effective date.

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                              [Exhibit 2 - Ordinance](#)  
                              [Exhibit 3 - Presentation](#)  
                              [Exhibit 4 - Chapter 6 – Sections 2 and 33-39 Redline](#)

- E.    [ID 21-2701](#)      Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, authorizing the City Manager to execute a design-build agreement with Beta Engineering, LLC, for the design and construction of the Hickory Gas Insulated Substation (GIS) for Denton Municipal Electric; providing for the expenditure of funds therefor; and providing an effective date (RFQ 7670 - awarded to Beta Engineering, LLC, in the not-to-exceed amount of \$40,469,000.00).

Attachments:      [Exhibit 1 - Agenda Information Sheet](#)  
                              [Exhibit 2 - Pricing Evaluation](#)  
                              [Exhibit 3 - Photo Simulations](#)  
                              [Exhibit 4 - LLC Members](#)  
                              [Exhibit 5 - Presentation](#)  
                              [Exhibit 6 - Ordinance and Contract](#)

#### **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.

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 official website (<https://www.cityofdenton.com/en-us/government/open/agendas-minutes>) and bulletin board at City Hall, 215 E. McKinney Street, Denton, Texas, on December 10, 2021, in advance of the 72-hour posting deadline, as applicable, and in accordance with Chapter 551 of the Texas Government Code.

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CITY SECRETARY

NOTE: THE CITY OF DENTON'S DESIGNATED PUBLIC MEETING FACILITIES ARE ACCESSIBLE IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT. THE CITY WILL PROVIDE ACCOMMODATION, SUCH AS 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 940-349-8309 OR USE TELECOMMUNICATIONS DEVICES FOR THE DEAF (TDD) BY CALLING 1-800-RELAY-TX SO THAT REASONABLE ACCOMMODATION CAN BE ARRANGED.