

A17-0002 Blue Beacon

Munal Mauladad– Development Services

April 4, 2017



Request

- ▶ Hold a public hearing on the voluntary Petition for Annexation into the corporate limits of the City under Texas Local Government Code Sec. 43.028(d) filed by H3H, L.L.C. concerning approximately 16 acres generally located on the north side of Barthold Road, approximately 340 feet west of the I-35 Southbound Service Road.



Background

- ▶ February 21, 2017- rezoning for the adjacent lot adjacent to I-35 was approved.
- ▶ Conceptual designs require access to Barthold Road to cross the subject property.
- ▶ The subject property is located in the City of Denton's Extraterritorial Jurisdiction (ETJ) and subject to a Non-Annexation Agreement (NAA), executed on March 16, 2016.

Background

- ▶ The NAA requires the property owner to maintain farm, ranch, and single-family uses on the property.
- ▶ Development inconsistent with these uses would terminate the NAA, and the property would be subject to voluntary annexation into the City.
- ▶ Since platting and development of the site is contemplated, the property owner submitted a voluntary petition for annexation in writing on March 9, 2017.

Annexation Schedule

- ▶ April 4, 2017 - Public Hearing
- ▶ April 18, 2017 - First Reading of the Annexation Ordinance
- ▶ June 6, 2017- Second Reading and Adoption of the Annexation Ordinance

Questions

