



City of Denton

City Hall
215 E. McKinney Street
Denton, Texas
www.cityofdenton.com

AGENDA INFORMATION SHEET

DEPARTMENT: Development Services, Real Estate

DCM: Cassey Ogden

DATE: November 18, 2025

SUBJECT

Consider adoption of an ordinance of the City of Denton determining the public use, need, and necessity for acquisition of a (i) temporary construction easement and a (ii) right-of-way parcel, generally located along East McKinney Street just east of North Woodrow/Audra Lane, situated in the T. Downing Survey, Abstract No. 346 all in the City and County of Denton, Texas, and more particularly described in the attached Exhibit(s) "A" (collectively, the "Property Interest(s)"); authorizing the City Manager and City Attorney to acquire the Property Interests by agreement if possible, including making all offers required by law; authorizing the use of the power of eminent domain proceedings if necessary; authorizing the expenditure of funding; making findings; providing a savings clause; and providing an effective date.

BACKGROUND

The McKinney Sidewalks Project ("The Project") involves acquiring critical Property Interests necessary for the construction of public street improvements. This project was a part of the FY 23-24 CIP to address a critical sidewalk need along a heavily trafficked corridor with limited pedestrian access along McKinney Street, between Audra Lane and Loop 288. The corridor connects residential neighborhoods to commercial and civic destinations, making it a vital area for safe pedestrian infrastructure where no continuous route currently exists. The Project includes the installation of approximately 3,700 linear feet of sidewalks, and a pedestrian bridge to enhance pedestrian safety and accessibility in this area.

On May 7, 2024, City Council awarded a contract to Westwood Professional Services for the engineering design services relating to the design, bid phase, and construction services for the McKinney Sidewalks Project.

On October 30, 2024, of the 5 Mobility Committee members, 3 voted in favor of constructing variable width sidewalks within the existing City right-of-way and minimizing the impacts from extensive acquisitions and utility relocations. This change in direction came after a fatality incident occurred within the project limits.

In the event negotiation efforts fail and an impasse is reached, to avoid project delays, the approval of this ordinance will authorize the City Manager and the City Attorney's Office to acquire the necessary Property Interests by agreement, if possible, including making all offers required by law, and if an agreement cannot be reached, via the exercise of eminent domain, with the landowners being compensated in accordance with state law.

If a Council member determines that he or she has a conflict of interest pursuant to the Ethics Ordinance, he or she may contact the City Attorney's Office to have a Recusal Form prepared prior to consideration of this agenda item.

OPTIONS

1. Approve proposed ordinance.
2. Deny proposed ordinance.

RECOMMENDATION

Staff recommends approval of the ordinance.

ESTIMATED SCHEDULE OF PROJECT

Begin Quarter 1 Calendar Year 2026 – Quarter 2 Calendar Year 2026

PRIOR ACTION/REVIEW (Council, Boards, Commissions)

On May 7, 2024- Design Contract to Westwood Professional Services (Ord No. 24-850)

October 30, 2024- Presentation to the Mobility Committee, Agenda Item (MC24-037)

FISCAL INFORMATION

The purchase of the Property Interests will be funded from Capital Improvement Plan Engineering account 250130402.1365.30100.

EXHIBITS

Exhibit 1 – Agenda Information Sheet

Exhibit 2 – Ordinance

Exhibit 3 – Recommended Motion

Exhibit 4 –Presentation

Respectfully submitted:

Angel DeLory, Senior Real Estate Specialist
Development Services-Real Estate