



City of Denton

City Hall
215 E. McKinney St.
Denton, Texas 76201
www.cityofdenton.com

Meeting Agenda

City Council

Tuesday, October 14, 2025

3:00 PM

Council Work Session Room
&
Council Chambers

SPECIAL CALLED

WORK SESSION BEGINS AT 3:00 P.M. IN THE COUNCIL WORK SESSION ROOM

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

CITY COUNCIL CONSIDERATION OF THE CONSENT AGENDA AND ITEMS FOR INDIVIDUAL CONSIDERATION WILL BEGIN IMMEDIATELY FOLLOWING THE CLOSED MEETING IN THE COUNCIL CHAMBERS.

CONSIDERATION OF THE PUBLIC HEARING(S) WILL BEGIN AT/AFTER 6:30 P.M. IN THE COUNCIL CHAMBERS

REGISTRATION GUIDELINES FOR ADDRESSING THE CITY COUNCIL

Individuals may speak during a Council meeting under one of the following categories:

Comments on Agenda Items:

Public comments can be given for any item considered by the Council, EXCEPT work session reports or closed meetings. Individuals are only able to comment one time per agenda item and cannot use more than one method to comment on a single agenda item. Public comments are limited to three (3) minutes per citizen.

Public Hearing Items:

Individuals are limited to four (4) minutes per public hearing item.

Individuals may participate by using one of the following methods:

1. In Person for Regular or Consent Agenda Items:

To provide in-person comments on consent agenda items, individuals must be present at the Work Session portion of the meeting. To provide in-person comments on individual consideration items, individuals must be present at the Regular or Special Session portion of the meeting. In both instances, individuals must also submit a speaker card (available at the meeting location) to the City Secretary prior to the item being called.

2. In Person for Public Hearing Items:

For public hearing items, speaker cards are encouraged but not required.

3. eComment:

The agenda is posted online at 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. Using eComment, Individuals may indicate support or opposition and submit a brief comment about a specific agenda item. eComments may be submitted up until the start of the meeting at which time the ability to make an eComment will be closed. eComments will be sent directly to members of the City Council immediately upon submission and recorded by the City Secretary into the Minutes of the Meeting.

After determining that a quorum is present, the City Council of the City of Denton, Texas will convene in a Work Session on Tuesday, October 14, 2025, at 3:00 p.m. in the Council Work Session Room 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 submitting a completed speaker card (available at the meeting location) to the City Secretary at the commencement of the Work Session meeting. Registration is required prior to the time the City Council considers this item.

2. Requests for clarification of agenda items listed on this agenda for public hearing and individual consideration.

This section allows members of the City Council to ask questions on items listed on this agenda for public hearing and individual consideration. Responses to questions on items listed under the consent agenda that are received prior to the meeting are available by clicking on Exhibit 1 below. The responses will be available prior to the start of the meeting, when applicable. Any handouts distributed at the meeting will also be uploaded to the below link by 12:00 p.m. on the business day following the meeting. Members of the Council may remove items from the consent agenda. When items are removed from the consent agenda and placed on the regular agenda by members of the council, the removed items shall be taken up in the order of removal right after the consent agenda.

A. [ID 25-472](#) Meeting Questions, Responses & Handouts

Attachments: [Exhibit 1 - Agenda Information Sheet](#)

3. Work Session Reports

A. [ID 25-1857](#) Receive a report, hold a discussion, and give staff direction regarding the City's federal legislative efforts.

[Estimated Presentation/Discussion Time: 60 minutes]

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
[Exhibit 2 - FY 2026 Funding Chart](#)
[Exhibit 3 - Housing and Homelessness Update](#)
[Exhibit 4 - Opportunity Zones](#)
[Exhibit 5 - Budget Reconciliation Act Overview](#)
[Exhibit 6 - Presentation](#)

- B. [ID 25-1537](#) Receive a report, hold a discussion, and give staff direction regarding Audit Project 043-Animal Services: Follow-Up Review.

[Estimated Presentation/Discussion Time: 30 minutes]

Attachments: [Exhibit 1 - Agenda Information Sheet.pdf](#)
[Exhibit 2 - Follow-Up Review of the Audit of Animals Services.pdf](#)
[Exhibit 3 - Presentation.pdf](#)

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 25-1687](#) Deliberations Regarding Certain Public Power Utilities: Competitive Matters - Under Texas Government Code Section 551.086.

Receive information from staff regarding the energy cost adjustment schedule of rates for large load commercial customers that include public power utility competitive data; discuss, deliberate, and provide direction to staff regarding same.

This agenda item is related to Consent Agenda item ID 25-1688 and will be a placeholder if Council members have questions requiring confidential discussion as allowed by law.

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 Regular 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.

AFTER DETERMINING THAT A QUORUM IS PRESENT, THE SPECIAL CALLED MEETING OF THE CITY OF DENTON CITY COUNCIL WILL CONVENE IN THE COUNCIL CHAMBERS AT CITY HALL, 215 E. MCKINNEY STREET, DENTON, TEXAS FOR CONSIDERATION OF THE CONSENT AGENDA AND ITEMS FOR INDIVIDUAL CONSIDERATION IMMEDIATELY FOLLOWING THE CLOSED MEETING. CONSIDERATION OF THE PUBLIC HEARINGS WILL CONVENE AT 6:30 P.M.

4. CONSENT AGENDA

Each of these items is recommended by Staff or a board, commission, and committee. Approval thereof will be strictly on the basis of those 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.

For those items recommended by a specific board, commission, or committee, the agenda item will reference that recommendation. To view the video of the related board, commission, or committee meeting, as applicable, a link can be found within the applicable supporting documentation (Exhibit 1).

Listed below are bids, purchase orders, contracts, and other items to be approved under the Consent Agenda (Agenda Items A –S). 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 25-067](#) Consider approval of the minutes of the September 9, 2025 Special Called Meeting.

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
[Exhibit 2 - September 09, 2025 Special Called Meeting Minutes](#)

- B. [ID 25-091](#) Consider nominations/appointments to the City of Denton Public Art Committee.

Attachments: [Exhibit 1 - Agenda Information Sheet](#)

- C. [ID 25-1530](#) Consider adoption of an ordinance of the City of Denton, authorizing the City Manager to execute a funding agreement between the City of Denton and the Denton Affordable Housing Corporation; to expend HOME Investment Partnership Program funds for operating expenses; authorizing the expenditure of funds in an amount not to exceed \$46,711.59 and providing an effective date.

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
[Exhibit 2 - 2025-26 CSAC Funding Recommendations and Descriptions](#)
[Exhibit 3 - Agency Ordinance - Agreement](#)

- D. [ID 25-1769](#) Consider adoption of an ordinance of the City of Denton waiving roadway impact fees in

an amount not to exceed \$140,600.00 for the McAdams Haven apartments to be located at approximately 900, 914, and 920 Lindsey St and 1518 Bernard St, Denton, Texas 76201; and providing an effective date

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
 [Exhibit 2 - Ordinance](#)
 [Exhibit 3 - Ordinance 24-1125 \(Roadway Impact Fees\)](#)

- E. [ID 25-1688](#) Consider adoption of an ordinance of the City of Denton, Texas, establishing the schedule of rates for electric service; amending the Large Load Energy Cost Adjustment; providing for a repealer; providing for a severability clause; and providing effective dates for this ordinance and the schedule of rates. The Public Utilities Board recommends approval (5-0).

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

- F. [ID 25-1714](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute a Solid Waste Services Contract to provide solid waste services to Legends Ranch Municipal Utility District of Denton County; and providing an effective date.

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

- G. [ID 25-1715](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute a Solid Waste Services Contract to provide solid waste services to Denton County Municipal Utility District No. 16; and providing an effective date.

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

- H. [ID 25-1727](#) Consider adoption of an ordinance of the City of Denton granting JPI Construction, LLC a noise exception pursuant to Section 17-20(c)(3)(f) of the City of Denton Code of Ordinances with respect to sound levels and hours of operation for approximately 12 concrete pours, concrete pumps, and generators to run pumps and lights related to construction of a new multifamily development located at 3309 N Bonnie Brae St; granting an increase in sound levels and a variance in the hours of operation which may be affected by weather, from 2:00 a.m. to 7:00 a.m., with sound not to exceed 91 decibels; and providing an effective date.

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
[Exhibit 2 - Applicant Request](#)
[Exhibit 3 - Aerial Map](#)
[Exhibit 4 - Paving Sequence](#)
[Exhibit 5 - Site Plan](#)
[Exhibit 6 - Additional Noise Request Backup](#)
[Exhibit 7 - Noise Ordinance Exception](#)

- I. [ID 25-1868](#) Consider adoption of an ordinance adopting a schedule of fees for the Denton Fire Department; superseding all prior fees in conflict with such schedule; providing severability; providing a repealer; and establishing an effective date.

Attachments: [Exhibit 1 - Agenda Information Sheet.pdf](#)
[Exhibit 2 - Fire Fee Schedule Corrections \(Redline\).pdf](#)
[Exhibit 3 - Fire Fee Schedule Ordinance.pdf](#)

- J. [ID 25-1847](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute cash sponsorship agreements between the City of Denton and the Denton Black Film Festival Institute, Inc., (\$12,000), Denton County Friends of the Family - Explorium Coffee Crawl (\$2,000), Denton County Friends of the Family - Friends of the Badge (\$2,932), Denton County Friends of the Family - Touch a Truck (\$2,500), Denton Music and Art Collaborative - Joan of Bark (\$2,000), Greater Denton Arts Council, Inc., (\$3,768), Instant Film Society - PolaCon 2026 (\$1,000), and Texas Veterans Hall of Fame (\$2,000), which are nonprofit organizations located within the City of Denton and awarded cash sponsorship funding; providing a severability clause; and providing an effective date. The Community Partnership Committee recommends approval (3-0).

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

- K. [ID 25-1848](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute cash and in-kind sponsorship agreements between the City of Denton and the Denton Black Chamber of Commerce - Denton Blues Festival 2026 (cash \$4,000, in-kind \$14,140), Denton Community Market (cash \$11,800, in-kind \$6,690), Denton Day of the Dead Festival (cash \$8,000, in-kind \$16,120), Denton Festival Foundation - Denton Arts and Jazz Festival 2025 (cash \$20,000, in-kind \$70,800), Denton Holiday Festival Association - Denton Holiday Lighting Festival 2025 (cash \$6,000, in-kind \$10,160), Denton Main Street Association (cash \$10,000, in-kind \$80), Denton Parks Foundation - Juneteenth 2026 (cash \$4,000, in-kind 19,090), Denton Music and Art Collaborative - Amplify Denton 2026 (cash \$2,600, in-kind \$860), Denton Music and Art Collaborative - Monster Dash 2025 (cash \$1,800, in-kind \$410), Friends With Benefits - Boil Buddies Bash 2026 (cash \$3,000, in-kind \$260), North Texas State Fair Association - North Texas Fair and Rodeo 2026 (cash \$10,000, in-kind \$4,780), Texas Filmmakers Corporation - Thin Line Fest 2026 (cash \$8,000, in-kind \$7,470), United Way of Denton County - Peterbilt Parade 2025 (cash \$800, in-kind \$2,710), and Kiwanis Youth Services - July 4th Jubilee and Fireworks (cash \$26,800, in-kind

\$16,020), which are nonprofit organizations located within the City of Denton and awarded cash and in-kind sponsorship funding; providing a severability clause; and providing an effective date. The Community Partnership Committee recommends approval (3-0).

Attachments: [Exhibit 1 - Agenda Information Sheet](#)

[Exhibit 2 - Ordinance](#)

- L. [ID 25-1849](#) Consider adoption of an ordinance of the City of Denton authorizing the City Manager to execute in-kind sponsorship agreements between the City of Denton and Denton Area Running Club - Turkey Trot 2025 (\$5,000), Denton Parks Foundation - Dog Days of Denton 2026 (\$3,340), Tejas Storytelling Association - Texas Storytelling Festival 2026 (\$5,750), and the University of North Texas - 2025 Nightmare on Elm Street Basketball Tip-Off (\$5,670), which are nonprofit organizations located within the City of Denton and awarded in-kind sponsorship funding; providing a severability clause; and providing an effective date. The Community Partnership Committee recommends approval (3-0).

Attachments: [Exhibit 1 - Agenda Information Sheet](#)

[Exhibit 2 - Ordinance](#)

- M. [ID 25-1821](#) 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., for the NCTCOG TA Grant Design for the Engineering Department as set forth in the contract; providing for the expenditure of funds therefor; and providing an effective date (RFQ 8377-010 - Professional Services Agreement for design services awarded to Kimley-Horn and Associates, Inc., in the not-to-exceed amount of \$1,189,000.00).

Attachments: [Exhibit 1 - Agenda Information Sheet](#)

[Exhibit 2 - Ordinance and Contract](#)

- N. [ID 25-1822](#) Consider adoption of an ordinance of the City of Denton, a Texas home-rule municipal corporation, rejecting any and all competitive proposals under RFP 8689 for Armored Car Services for the Customer Service Department; and providing an effective date (RFP 8689).

Attachments: [Exhibit 1 - Agenda Information Sheet](#)

[Exhibit 2 - Ordinance](#)

- O. [ID 25-1494](#) Consider a resolution of the city of Denton allowing The Bearded Monk to sell alcoholic beverages at the Denton Day of the Dead Festival, on Saturday, October 25, 2025 from 11:00 a.m. to 10:00 p.m., at Williams Square (179 E. Hickory Street), and on Industrial Street at Mulberry street; upon satisfying certain conditions; authorizing the city manager to execute an agreement in conformity with this resolution; and providing for an effective date.

Attachments: [Exhibit 1- Agenda Information Sheet](#)

[Exhibit 2- Resolution and Agreement](#)

- P. [ID 25-1698](#) 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 Inpowerd LLC, for consulting services related to Electric Regulatory Compliance for Denton Municipal Electric as set forth in the contract; providing for the expenditure of funds therefor; and providing an effective date (RFQ 8840 - awarded to Inpowerd 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 \$750,000.00). The Public Utilities Board recommends approval (5 - 0).

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

- Q. [ID 25-1671](#) Consider adoption of an ordinance of the City of Denton granting a noise exception for the Nightmare on Elm Street Basketball Tip-off event which will be held on Wednesday, October 22, 2025, at Elm Street between Hickory Street and Oak Street; and providing an effective date.

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

- R. [ID 25-1721](#) Consider adoption of an ordinance of the City of Denton granting a noise exception for the 1000 Denton DJs event which will be held on Friday, November 14, 2025, from 4:00 p.m. to 8:00 p.m., at Wolff's Park (108 Industrial St.); and providing an effective date.

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

- S. [ID 25-1785](#) Consider adoption of an ordinance of the City of Denton granting a noise exception for the Fits and Frights Market event which will be held on Saturday, October 18, 2025 from 1:00 p.m. to 5:00 p.m., at Denton Yarnworks (934 N. Locust Street); and providing an effective date.

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

5. ITEM FOR INDIVIDUAL CONSIDERATION

- A. [A25-0001](#) Consider adoption of an ordinance of the City of Denton, Texas, regarding a Municipal Services Agreement, pursuant to Tex. Loc. Govt Code Sec. 43.0672, between the City of Denton and Double R Devco, LLC for the provision of city services to approximately 15.011 acres of land, generally located north of West University Drive (US 380) and approximately half a mile west of Golden Hoof Drive; approving a schedule of annexation; authorizing the City Manager to execute the agreement; and providing an effective date. (A25-0001, Hickory Grove MF 2, Mia Hines)

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
 [Exhibit 2 - Site Location Map](#)
 [Exhibit 3 - Draft Municipal Services Agreement and Annexation Schedule Ordin;](#)
 [Exhibit 4 - Presentation](#)

6. PUBLIC HEARINGS

- A. [A25-0001a](#) Hold a public hearing and consider a petition for voluntary annexation of approximately 15.011 acres of land, generally located north of West University (US 380) and approximately half a mile west of Golden Hoof Drive into the City of Denton, Denton County, Texas. (A25-0001a, Hickory Grove MF 2, Mia Hines)

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
 [Exhibit 2 - Site Location Map](#)
 [Exhibit 3 - Future Land Use Map](#)
 [Exhibit 4 - Current Zoning Map](#)
 [Exhibit 5 - Presentation](#)

- B. [CA25-0002a](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas, regarding a Comprehensive Plan amendment on approximately 33.5 acres from Rural Areas Future Land Use designation to Light Industrial Future Land Use designation, generally located south of US380 beginning 0.5 miles east of Geesling Road and extending approximately 0.5 miles east to North Trinity Road in the City of Denton, Denton County, Texas, and on approximately 21.8 acres from Low Residential Future Land Use designation to Community Mixed Use Future Land Use designation, generally located north and south of US380, beginning at North Trinity Road and extending approximately 0.4 miles east in the City of Denton, Denton County, Texas; adopting an amendment to the City's official Future Land Use Map; providing a severability clause and an effective date. The Planning and Zoning Commission voted 4-0 to recommend approval of the request. Motion for approval by Commissioner Garland and seconded by Commissioner Ketchersid. (CA25-0002a, US380 Corridor FLUM Amendment, Erin Stanley)

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
 [Exhibit 2 - Staff Analysis](#)
 [Exhibit 3 - Site Location Map](#)
 [Exhibit 4 - Existing Future Land Use Map](#)
 [Exhibit 5 - Proposed Future Land Use Map](#)
 [Exhibit 6 - Notification Map](#)
 [Exhibit 7 - Draft Ordinance](#)
 [Exhibit 8 - Presentation](#)

- C. [Z25-0012a](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas, regarding a change in the zoning district and use classification from Mixed Use Neighborhood (MN) zoning district to Suburban Corridor (SC) zoning district on approximately 1 acre of land generally located south of Loop 288 Service Road and north of Randall Street, approximately 800 feet west of E. Sherman Drive, in the City of Denton, Denton County, Texas; adopting an amendment to the City's official zoning map; providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The Planning and Zoning

Commission voted 4-0 to recommend approval of the request. Motion for approval by Commissioner Ketchersid and second by Commissioner McDuff. (Z25-0012a, N Loop 288 MN to SC Rezone, Erin Stanley)

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
[Exhibit 2 - Staff Analysis](#)
[Exhibit 3 - Applicant's Project Narrative](#)
[Exhibit 4 - Site Location Map](#)
[Exhibit 5 - Future Land Use Map](#)
[Exhibit 6 - Existing Zoning Map](#)
[Exhibit 7 - Proposed Zoning Map](#)
[Exhibit 8 - Table of Allowed Uses](#)
[Exhibit 9 - Notification Map](#)
[Exhibit 10 - Fiscal Impact Summary](#)
[Exhibit 11 - Draft Ordinance](#)
[Exhibit 12 - Presentation](#)

- D. [Z25-0016a](#) Hold a public hearing and consider adoption of an ordinance of the City of Denton, Texas, regarding a change in the zoning district and use classification of the portion of Mixed Use Neighborhood (MN) zoning district on an approximately 1 acre lot to Suburban Corridor (SC) zoning district generally located south of Loop 288 Service Road and north of Randall Street, approximately 650 feet west of E. Sherman Drive, in the City of Denton, Denton County, Texas; adopting an amendment to the City's official zoning map; providing for a penalty in the maximum amount of \$2,000.00 for violations thereof; providing a severability clause and an effective date. The Planning and Zoning Commission voted 4-0 to recommend approval of the request. Motion for approval by Commissioner Ketchersid and second by Commissioner Garland. (Z25-0016a, CSM Denton Rezone, Erin Stanley)

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
[Exhibit 2 - Staff Analysis](#)
[Exhibit 3 - Applicant's Project Narrative](#)
[Exhibit 4 - Site Location Map](#)
[Exhibit 5 - Future Land Use Map](#)
[Exhibit 6 - Existing Zoning Map](#)
[Exhibit 7 - Proposed Zoning Map](#)
[Exhibit 8 - Table of Allowed Uses](#)
[Exhibit 9 - Notification Map](#)
[Exhibit 10 - Fiscal Impact Summary](#)
[Exhibit 11 - Draft Ordinance](#)
[Exhibit 12 - Presentation](#)

7. ITEMS FOR INDIVIDUAL CONSIDERATION - CONTINUED

- A. [ID 25-1217](#) Consider approval of a resolution of the City Council of the City of Denton, Texas consenting to the annexation of certain land into Denton County Municipal Utility District No. 16, and providing an effective date.

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
 [Exhibit 2 - Resolution](#)

- B. [ID 25-1218](#) Consider adoption of an ordinance of the City of Denton authorizing the city manager to execute a first amendment to the Amended and Restated Development Agreement with VS Development, LLC and Denton County Municipal Utility District No. 16 to consent to annexation of property into the District, provide for additional contributions for Jackson Road, and amend the Strategic Partnership Agreement with Denton County Municipal Utility District No. 16; and providing an effective date.

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

- C. [A25-0001b](#) Conduct the first of two readings of an ordinance of the City of Denton, Texas, annexing approximately 15.011 acres of land, generally located north of West University Drive (US 380) and approximately half a mile west of Golden Hoof Drive to the City of Denton, Denton County, Texas; providing for a correction to the City map to include the annexed land; and providing for a savings clause and an effective date. (A25-0001b, Hickory Grove MF 2, Mia Hines)

Attachments: [Exhibit 1 - Agenda Information Sheet](#)
 [Exhibit 2 - Site Location Map](#)
 [Exhibit 3 - Future Land Use Map](#)
 [Exhibit 4 - Current Zoning Map](#)
 [Exhibit 5 - Draft Annexation Ordinance](#)
 [Exhibit 6 - Presentation](#)

8. 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://tx-denton.civicplus.com/242/Public-Meetings-Agendas>) and bulletin board at City Hall, 215 E. McKinney Street, Denton, Texas, on October 8, 2025, in advance of the three (3) business day posting deadline, as applicable, and in accordance with Chapter 551 of the Texas Government Code.

OFFICE OF THE 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 TWO (2) BUSINESS DAYS 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.