



## Legislation Details (With Text)

**File #:** ID 17-635      **Version:** 1      **Name:**

**Type:** Ordinance

**File created:** 5/8/2017      **In control:** City Council

**On agenda:** 5/23/2017      **Final action:**

**Title:** Consider adoption of an ordinance of the City of Denton ("City") finding that a public use and necessity exists to acquire fee simple title to a 1.656 acre tract of land situated in the Alexander Hill Survey, Abstract No. 623, City of Denton, Denton County, Texas ("Property Interests"), for the expansion, construction, maintenance, operation, and improvement of electrical transmission lines, facilities and structures, including substations; authorizing the City to acquire the Property Interests by either agreement or through the use of the power of eminent domain; authorizing the use of power of eminent domain to condemn the Property Interests if an agreement cannot be reached; authorizing the expenditure of funds; making findings; providing a savings clause and an effective date. [Eagle Substation]

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Eagle Substation Ordinance.pdf, 2. Location Map.pdf, 3. Eagle Substation Motion.pdf, 4. Eagle Appraisal.pdf, 5. Eagle Substation 20170523.pdf

Date	Ver.	Action By	Action	Result
5/23/2017	1	City Council	adopted	Pass

## Agenda Information Sheet

**DEPARTMENT:** Denton Municipal Electric

**CM/ACM:** Todd Hileman, City Manager

**DATE:** March 23, 2017

### SUBJECT

Consider adoption of an ordinance of the City of Denton ("City") finding that a public use and necessity exists to acquire fee simple title to a 1.656 acre tract of land situated in the Alexander Hill Survey, Abstract No. 623, City of Denton, Denton County, Texas ("Property Interests"), for the expansion, construction, maintenance, operation, and improvement of electrical transmission lines, facilities and structures, including substations; authorizing the City to acquire the Property Interests by either agreement or through the use of the power of eminent domain; authorizing the use of power of eminent domain to condemn the Property Interests if an agreement cannot be reached; authorizing the expenditure of funds; making findings; providing a savings clause and an effective date. [Eagle Substation]

### BACKGROUND

The Denton Municipal Electric (DME) Capital Improvement Plan includes a project to reconstruct its electric transmission system. Its current capacity is inadequate for expected future load. The need for a substation in the vicinity of the UNT campus has been identified and shared with the community.

DME held two open houses to inform the community regarding the siting of the proposed substation sites and received feedback. The first meeting was held at the City of Denton Civic Center on the evening of May 20, 2015. The second meeting was held on July 23, 2015 at Calhoun Middle School in Denton, TX.

A public hearing was held by the City Council on October 20, 2015 where input from members of the public was heard. The Council directed at that meeting that the “Blue” option be removed from future consideration.

Another presentation was made in closed session to the Public Utilities Board (PUB) on July 11, 2016 and to the City Council in closed session on July 19, 2016 which concluded that the Orange option with lower profile gas insulated substation (GIS) was the preferred location and configuration.

### **OPTIONS**

1. Approve adoption of an ordinance to acquire the above subject property.
2. Do not approve adoption of the ordinance and provide staff with further direction.
3. Table the matter for future action.

### **RECOMMENDATION**

DME staff recommends approving adoption of the ordinance to acquire the subject property for the City of Denton.

### **PRIOR ACTION/REVIEW (Council, Boards, Commissions)**

- 5/20/15 - Public Open House #1
- 7/23/15 - Public Open House #2
- 10/12/15 - PUB Public Hearing
- 10/20/15 - CC Public Hearing - Blue site was eliminated from options and DME was asked to pursue a site on UNT Campus
- 11/17/15 - CC directed DME to pursue Orange and Green sites
- 12/6/15-6/06/16 - DME met with UNT to determine campus site
- 7/11/16 - PUB closed session - selected Orange Site
- 7/19/16 - CC closed session - indicated support for Orange Site
- 8/23/16 - CC declared Orange Site as the substation site choice

### **STRATEGIC PLAN RELATIONSHIP**

The City of Denton’s Strategic Plan is an action-oriented road map that will help the City achieve its vision. The foundation for the plan is the five long-term Key Focus Areas (KFA): Organizational Excellence; Public Infrastructure; Economic Development; Safe, Livable, and Family-Friendly Community; and Sustainability and Environmental Stewardship. While individual items may support multiple KFAs, this specific City Council agenda item contributes most directly to the following KFA and goal:

**Related Key Focus Area: Public Infrastructure**

**Related Goal: 2.3 Promote superior utility services and facilities**

### **EXHIBITS**

1. Ordinance
2. Map
3. Motion
4. Appraisal
5. Eagle Presentation

Respectfully submitted:  
Phil Williams  
General Manager

Prepared by:  
Elizabeth Bell  
Denton Municipal Electric