



DAVID A. RETTIG, MAYOR

RENA HARDEMAN, COUNCIL PLACE 1
MICHAEL C. GANZ, COUNCIL PLACE 2
BRIAN MONTINI, MAYOR PRO TEM

ROGER SESSIONS, COUNCIL PLACE 4
BILL MOORE, COUNCIL PLACE 5
WES BOYER, PLACE 6

**NORTHLAKE TOWN COUNCIL
REGULAR MEETING AGENDA
JUNE 10, 2021 @ 5:30 PM
1500 COMMONS CIRCLE - SUITE 300 - NORTHLAKE, TEXAS 76226**

Notice is hereby given as required by Title 5, Chapter 551.041 of the Government Code that the Northlake Town Council will meet in a regular meeting on Thursday, June 10, 2021, at 5:30 pm at the Northlake Town Hall in the Chamber Room, 1500 Commons Circle, Suite 300, Northlake, Texas 76226. The items listed below are placed on the agenda for discussion and/or action.

1. Call to Order
Roll Call
Invocation
Pledges of Allegiance to US and Texas Flags
2. Announcements, Proclamations and Presentations
 - A. Recognition – Introductions of New Police Officers
 - B. FY 2022 Capital Improvement Project
 - C. FY 2022 Tax Increment Reinvestment Zone No. 1 Budget
 - D. Trash Billing Transition Issues and Updates
3. Public Input
This item is available for citizens to address the Town Council on any matter. The presiding officer may ask the citizen to hold his or her comment on an agenda item until that agenda item is reached. By law, no deliberation or action may be taken on the topic if the topic is not posted on the agenda. The presiding officer reserves the right to impose a time limit on this portion of the agenda.
4. Consent Items
Any Council member may request an item on the Consent Agenda to be taken up for individual consideration
 - E. Resolution No. 21-17 appointment of one member to the Board of Managers of the Denco Area 9-1-1 District
 - F. Resolution No. 21-18 declaring certain personal property owned by the Town to be surplus inventory and authorizing the Town Manager to dispose of such property
 - G. Resolution No. 21-19 approving the Town of Northlake 2021 Investment Policy
 - H. Ordinance No. 21-0610A finding that the settlement agreement between the Town and CoServ Gas LTD is reasonable; ordering CoServ Gas LTD. to implement the rates agreed to in the settlement agreement; requiring reimbursement of town's rate case expenses
 - I. Town Council Meeting Minutes 5-27-21

5. Action Items

- J. Unified Development Code (UDC) amendments to Section 8.2 Accessory Uses and Structures of Article 8 Special Uses and General Regulations to revise standards related to setbacks and provisions of variances for certain accessory uses and structures. Case #UDC-21-002
 - i. Public Hearing
 - II. Ordinance No. 21-0610B
- K. Approval of modifying, continuing and/or suspending the First Amended Declaration of Local and Public Health Emergency as modified by the Town Council on April 23, 2020
- L. Continue with Declaration of Local Disaster in response to severe weather in Town of Northlake, Texas, ordered by Mayor Rettig on February 22, 2021

6. Tax Increment Reinvestment Zone 1 (Canyon Falls) Board of Directors Meeting

7. Executive Session

Pursuant to Texas Government Code, Chapter 551 the Town Council may convene in executive session to deliberate regarding the following matters:

- a. Section 551.071 Consultation with Attorney. The Town Council may convene in executive session to conduct a private consultation with its attorney on any legally posted agenda item, when the Town Council seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:
 - i. Development of the Hatfield, Brasher, Green tract of approximately 97.9 acres of land west of Faught Road; and
 - ii. Development and annexation of the Scrivner Tract totaling 44.8 acres of land generally located east of Florance Road approximately 2,533 feet north of FM 407 in the extraterritorial jurisdiction of the Town; and
 - iii. Development of the IMA and AMI Development Groups tracts on approximately 6.4 acres of land north of FM 407; and
 - iv. Development of the US Continental Corp. tract on approximately 60.5 acres of land located east of Boss Range Road; and
 - v. Development of the Westview Trails LLC tracts on approximately 136.0 acres of land located west of Boss Range Road; and
 - vi. Development of the Oneta Lee Cope Trust tract on approximately 69.0 acres of land located west of FM 156; and
 - vii. Development of the Petrus Investments LP tracts on approximately 559.7 acres of land located east of FM 156; and
 - viii. Town of Northlake vs. City of Justin, Denton County District Court Cause No. 15-08170-367; and
 - ix. City of Justin v. Toby Baker, Cause No. D-1-GN-20-002084.

- b. Section 551.087 Economic Development Negotiations.
 - i. Potential amendment to Development Agreement approved October 10, 2020, between Town, EDC and CDC, Foster, Lewis, Gierisch and Weis for a commercial development to be located on approx. 122 acres of land located south of Harmonson Road and north of Dale Earnhardt Way
 - ii. Potential development agreement between Town, EDC and CDC, and 6McFarm LLC for a commercial development to be located on approx. 252 acres of land located east of Harmonson Road

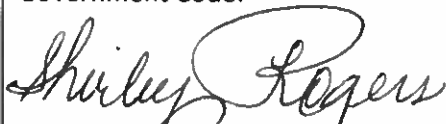
8. Reconvene into Open Session

In accordance with Texas Government Code, Section 551, the Town Council will reconvene into Open Session and consider action, if any, on matters discussed in Executive Session

9. Adjourn

CERTIFICATION

I hereby certify that the above agenda was posted on the bulletin board at Town Hall 1500 Commons Circle, Suite 300, Northlake, Texas 76226, on the 4th day of June 2021 by 5:00 pm in accordance with Chapter 551, Texas Government Code.


Shirley Rogers, Town Secretary

NOTE: The Town Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above as authorized by Texas Government Code Section 551.071(Consultation with Attorney); Section 551.072 (Deliberations about Real Property); 551.073 (Deliberations about Gifts and Donations); 551.074 (Personnel Matters); 551.076 (Deliberations about Security Devices); 551.087 (Economic Development Negotiations).

