

\*\*\*\*PUBLIC NOTICE\*\*\*\*



**CITY COUNCIL WORKSHOP AND REGULAR SESSION**

**Thursday, March 21, 2024 at 5:45 PM**

**City Hall | 3300 Corinth Parkway**

**View live stream: [www.cityofcorinth.com/remotesession](http://www.cityofcorinth.com/remotesession)**

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**Pursuant to section 551.127, Texas Government Code, one or more council members or employees may attend this meeting remotely using videoconferencing technology.**

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**A. NOTICE IS HEREBY GIVEN** of a Workshop Session and Regular Meeting of the Corinth City Council.

**B. CALL TO ORDER**

**C. WORKSHOP AGENDA**

1. Conduct an informal discussion on the proposed MX-C Zoning text amendments.
2. Discuss items on the Regular Session Agenda, including the consideration of Executive Session items.

**D. ADJOURN WORKSHOP**

**E. CALL TO ORDER, INVOCATION, PLEDGE OF ALLEGIANCE & TEXAS PLEDGE**

**F. CITIZENS COMMENTS**

Please limit your comments to three minutes. Comments about any of the Council agenda items are appreciated by the Council and may be taken into consideration at this time or during that agenda item. Council is prohibited from acting on or discussing items brought before them at this time.

**G. CONSENT AGENDA**

All matters listed under the consent agenda are considered to be routine and will be enacted in one motion. Should the Mayor or a Council Member desire discussion of any item, that item will be removed from the Consent Agenda and will be considered separately.

1. Consider and act on minutes from the March 7, 2024, City Council Meeting.
2. Consider and act on an Interlocal Agreement for cooperative purchasing services with Equalis Group LLC, to participate in the cooperative programs administered by the group which currently includes our benefit consultant provider.

**H. PUBLIC HEARING**

3. Conduct a Public Hearing to consider testimony and act on an ordinance amending the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, for the purpose of rezoning an approximate  $\pm 1.836$  acre tract of land located outside of the boundaries but immediately adjacent to PD-68, and more commonly identified as 2600 Lake Sharon Drive, Corinth, Denton County, Texas from SF-4, Single Family Residential, to the 2600 Lake Sharon Drive Planned Development District No. 70 ("PD-70"), to permit either Single Family Residential use consistent with the standards of PD-68 or a Licensed Child Care Center use. Case No. ZAPD24-0002 PD-70
4. Conduct a Public Hearing to consider testimony and act on an ordinance for a rezoning request by the Applicant, Wolverine Interests LLC, to amend the Zoning Ordinance and Zoning Map of the City of

Corinth, each being a part of the Unified Development Code, by rezoning approximately ±4.6 acres generally located at the southeast corner of N. Corinth Street and Walton Drive from PD-21, a Planned Development with a base zoning district of C-2 Commercial, to a Planned Development with a base zoning district of MX-R Mixed Use Residential, for the development of a mixed-use development.(Case No. ZAPD22-0009 – Corinth City Center Mixed Use Planned Development)

5. Conduct a Public Hearing to consider testimony and act on an ordinance to amend the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, by amending the boundary of Planned Development No. 21 – The Parks of Corinth (PD-21), as adopted by Ordinance No. 99-03-18-05, to remove approximately ±4.6 acres generally located at the southeast corner of N. Corinth Street and Walton Drive. Case No. ZAPD23-0004 PD-21 Boundary Amendment
6. Conduct a Public Hearing to present and discuss upcoming changes for the Water Conservation Plan and Drought Contingency Plan.

#### **I. BUSINESS AGENDA**

7. Consider and act on the award of a contract to D&D Commercial Landscape Management for mowing and related maintenance to all Corinth Rights of Way, Parks, and Facilities, and authorize the City Manager to sign the required documents.
8. Consider and act on an ordinance accepting a Permanent Sanitary Sewer Easement of 0.1136 acres situated in the Brooks Beall Survey, Abstract No. 58, same being a portion of that certain tract 24 of land conveyed to Acme Brick Company from Acme Brick Company; and authorize the City Manager to sign necessary documents.
9. Consider and act on a Development Agreement Template to be used with all incoming developments as required by the Unified Development Code to establish regulatory standards, and authorize the City Manager to approve future agreements utilizing this template.

#### **J. COUNCIL COMMENTS & FUTURE AGENDA ITEMS**

The purpose of this section is to allow each Council Member the opportunity to provide general updates and/or comments to fellow Council Members, the public, and/or staff on any issues or future events. Also, in accordance with Section 30.085 of the Code of Ordinances, at this time, any Council Member may direct that an item be added as a business item to any future agenda.

#### **K. EXECUTIVE SESSION\*\***

In accordance with Chapter 551, Texas Government Code, Section 551.001, et seq., (the “Texas Open Meetings Act”), the City Council will recess into Executive Session (closed meeting) to discuss the following items. Any necessary final action or vote will be taken in public by the City Council in accordance with this agenda.

**Section 551.071 - Legal Advice.** (1) Private consultation with its attorney to seek advice about pending or contemplated litigation; and/or settlement offer; and/or (2) a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State of Texas clearly conflict with Chapter 551.

**Section 551.087 - Economic Development.** To deliberate or discuss regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business project.

a. Realty Capital 380 Agreement

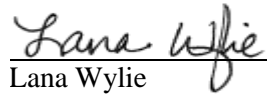
b. Wolverine Interests 380 Agreement

**L. RECONVENE IN OPEN SESSION TO TAKE ACTION, IF NECESSARY, ON EXECUTIVE SESSION ITEMS**

**M. ADJOURN**

\*\*The City Council reserves the right to recess into closed session at any time during the course of this meeting to discuss any of the matters posted on this agenda, as authorized by the Texas Open Meetings Act, Texas Government Code, Section 551.071, "Consultation with Attorney" for the purpose of receiving legal advice.

Posted on this 18th day of March 2024, at 5:00 P.M., on the bulletin board at Corinth City Hall.



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Lana Wylie  
City Secretary  
City of Corinth, Texas