



CITY COUNCIL REGULAR SESSION - MINUTES

Thursday, July 20, 2023 at 5:45 PM

City Hall | 3300 Corinth Parkway

View Meeting via Audio/Video: <https://www.cityofcorinth.com/city-council/page/city-council-regular-session>

**STATE OF TEXAS
COUNTY OF DENTON
CITY OF CORINTH**

On this, the 20th day of July 2023, the City Council of the City of Corinth, Texas, met in Workshop & Regular Session at the Corinth City Hall at 5:45 P.M., located at 3300 Corinth Parkway, Corinth, Texas. The meeting date, time, place, and purpose as required by Title 5, Subtitle A, Chapter 551, Subchapter C, Section 551.041, Government Code, with the following members to wit:

Council Members Present:

Bill Heidemann, Mayor
Sam Burke, Mayor Pro Tem
Steve Holzwarth, Council Member
Tina Henderson, Council Member
Kelly Pickens, Council Member

Council Members Absent:

Scott Garber, Council Member

Staff Members Present:

Scott Campbell, City Manager
Patricia Adams, City Attorney
Elise Back, Director of Economic Development
John Webb, Director of Development Services
Glenn Barker, Director of Public Works
Brenton Copeland, Chief Technology Officer
Garrett Skrehart, GIS Manager
Cesar Balderas, Information Technology Systems Manager
Lance Stacy, City Marshal

CALL TO ORDER

Mayor Heidemann called the Regular Meeting to order at 5:46 P.M. and immediately convened into Executive Session.

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 government 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. Project Agora

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

Mayor Heidemann recessed the Executive Session at 6:35 P.M. No action was taken.

Mayor Heidemann reconvened into the Regular Session Meeting at 6:40 P.M.

INVOCATION, PLEDGE OF ALLEGIANCE & TEXAS PLEDGE

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.

No citizen comments were made.

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 an ordinance amending the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, by expanding the boundary of PD-61 to encompass Lots 1 and 2R of the Lake Vista Business Park Subdivision, currently zoned MX-C Mixed-Use Commercial, specifically to allow the Permitted Uses and Use Regulations enumerated by PD-61 on approximately ±3.1 acres generally located on the north side of Lake Sharon Drive (formerly Dobbs Road), between I-35E and Mayfield Circle. (Case No. ZAPD23-0002 – PD-61 Boundary Amendment)
2. Consider and act on a resolution denying the Oncor Electric Delivery Company LLC application to amend its distribution cost recovery factor and update generation riders to increase distribution rates within the city.

Motion made by Mayor Pro Tem Burke to approve the Consent Agenda as presented. Seconded by Council Member Pickens.

Voting Yea: Mayor Pro Tem Burke, Council Member Holzwarth, Council Member Henderson, Council Member Pickens

PUBLIC HEARING

3. Conduct a Public Hearing to consider testimony and act on a rezoning request by the Applicant, Ridinger Associates, to amend the Zoning Ordinance and Zoning Map of the City of Corinth, each being a part of the Unified Development Code, from SF-2 Single Family Residential to a Planned Development with a base zoning district of SF-4 Single Family Residential for the development of 69 single family lots on approximately ±20 acres generally located on the east side of Post Oak Drive, north of the Terrace Oaks

Subdivision, and south of the Provence Subdivision. (Case No. ZAPD22-0008 – Hillside Corinth) ***This item to be tabled to the August 17, 2023 City Council meeting.***

Mayor Heidemann opened the Public Hearing at 6:42 P.M.

Motion made by Mayor Pro Tem Burke to continue the Public Hearing to the August 3, 2023 meeting, Seconded by Council Member Henderson.

Voting Yea: Mayor Pro Tem Burke, Council Member Holzwarth, Council Member Henderson, Council Member Pickens

4. Conduct a Public Hearing to consider testimony and consider and act on an ordinance amending various subsections of Section 3 “Subdivision Regulations” regarding the dedication and maintenance of street lights. Case No. ZTA23-0001 – UDC Subdivision Regulations Amendments – Street Lights

Mayor Heidemann opened the Public Hearing at 6:44 P.M. and closed it at 6:45 P.M.

No comments were made.

Motion made by Council Member Henderson to approve Ordinance No. 23-07-20-25 as presented. Seconded by Council Member Pickens.

Voting Yea: Mayor Pro Tem Burke, Council Member Holzwarth, Council Member Henderson, Council Member Pickens

BUSINESS AGENDA

5. Consider and act on a Site Plan request by the Applicant, Tate Braun, on behalf of the property owner, RCM Corinth Land, LLC, for the development of approximately ± 13 acres located at the southwest corner of Corinth Parkway and the I-35E service road to permit the construction of 312 multifamily units, limited ground floor retail, and related amenities. Case No. SPC23-0001: Parkway Lofts.

Motion made by Mayor Pro Tem Burke to table this item. Seconded by Council Member Pickens.

Voting Yea: Mayor Pro Tem Burke, Council Member Holzwarth, Council Member Henderson, Council Member Pickens

6. Consider and act on an Ordinance of the City of Corinth approving an amendment to the fiscal year 2022-2023 budget and annual program of services to provide for the expenditure of funds to purchase property to expand Tower Ridge Drive in the Roadway Impact Fee Fund; and providing an effective date.

Motion made by Council Member Henderson to approve Ordinance No. 23-07-20-26 as presented. Seconded by Mayor Pro Tem Burke.

Voting Yea: Mayor Pro Tem Burke, Council Member Holzwarth, Council Member Henderson, Council Member Pickens

COUNCIL COMMENTS & FUTURE AGENDA ITEMS

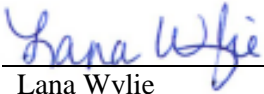
The purpose of this section is to allow each Council Member the opportunity to provide general updates and/or comments to fellow Council Members, the public, and/or staff on any issues or future events. Also, in accordance with Section 30.085 of the Code of Ordinances, at this time, any Council Member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

Council Member Henderson

ADJOURN

Mayor Heidemann adjourned the Regular Session Meeting at 6:57 P.M.

Approved by the Council on the 10th day of August 2023.



Lana Wylie
City Secretary
City of Corinth, Texas