



Denton County

Administrative Courthouse
1 Courthouse Drive
Denton, TX 76208

Agenda Commissioners Court

****NOTICE OF PUBLIC MEETING****

Tuesday, January 27, 2026

9:00 AM

Third Floor Courtroom

Please mute all cell phones and electronic devices

A copy of the Agenda is available for public review at <https://dentoncounty.gov/agenda>. Some numbered agenda categories may have no posted items.

CALL TO ORDER

INVOCATION

PLEDGES OF ALLEGIANCE

Pledge of Allegiance to the United States Flag

Pledge of Allegiance to the Texas Flag

"Honor the Texas Flag. I pledge allegiance to thee, Texas, one State under God, one and indivisible."

1. PUBLIC INPUT FOR ITEMS NOT LISTED ON THE AGENDA

Citizens must complete a witness form located at <https://apps.dentoncounty.gov/publiccommentform> or by calling the Aide to Commissioners Court (940)349-2830.

Pursuant to State Open Meetings Law, the Commissioners Court is restricted in discussing or taking action on items not posted on the agenda. Action on your statement can be taken only at a future meeting.

In order to expedite the flow of business and to provide all citizens the opportunity to speak, the Commissioners Court allows a three-minute limitation on persons addressing the Court. Please address all comments to the Presiding Officer.

2. CONSENT AGENDA

Any Court member can remove an item from this agenda to be considered separately.

- 2. A.** Approval of Order Making Appointments, and any appropriate action. (Appointments have been posted and advertised. Interviews were conducted as set forth in the Denton County policies adopted by the Commissioners Court, except as otherwise stated in the appointment orders. These appointments are within the budgetary constraints.) Human Resources

- 2. B. Approval of payroll.
- 2. C. Approval of Budget Amendment Request #2026-139 for Facilities Management to transfer \$4,000 from Loop 288 Central Plant, Building Services, Water Service; and \$4,000 from Loop 288 Central Plant, Building Services, Gas Service; to Cornell Building, Building Services, Water Service and Cornell Buildings, Building Services, Gas for a total transfer of \$8,000 to fund Utilities for the Cornell Buildings, and any appropriate action. Budget
- 2. D. Approval of Budget Amendment Request #2026-140 for Facilities Management to transfer \$20,350 from Equipment Maintenance to Maintenance Management, to allocate funding for necessary equipment maintenance, and any appropriate action. Budget
- 2. E. Approval of Budget Amendment Request #2026-141 for Facilities Management to transfer \$40,000 from Operational Services, HVAC Supplies to Repairs & Maintenance, Service Contracts, to allocate additional funding for service contracts, and any appropriate action. Budget
- 2. F. Approval of the December 2025 Road Superintendent Report (presented for recording purposes only), and any appropriate action. Department of Transportation and Engineering.

3. **RESOLUTIONS/AWARDS/REPORTS/PRESENTATIONS**

- 3. A. Approval of a resolution recognizing Brian Nelson's retirement, and any appropriate action. Human Resources
- 3. B. Approval of a Court Proclamation recognizing National Human Trafficking Prevention Month, and any appropriate action. County Judge
- 3. C. Recognition of the Distinguished Budget Presentation Award to the Denton County Budget Office for the FY2026 budget from the Government Finance Officers Association (GFOA) for the 34th year in a row, with special recognition for long-range operating financial plans. Budget
- 3. D. Approval of a proclamation honoring Tracy Eubanks for over a decade of service at Metrocrest Services, and any appropriate action. Commissioner Precinct 2

4. **PUBLIC HEARINGS**

4. A. 9:00 a.m. PUBLIC HEARING Tuesday, January 27, 2026 to consider, approve, deny, and/or take appropriate action for a Zoning Change request (LRR-1125-0020) from “AG” - Agriculture to “R-1” - Residential Single Family High Density District. The property R80396 is located in the Lake Ray Roberts Planning and Zoning District in Commissioner Precinct 1.
4. B. 9:00 a.m. PUBLIC HEARING Tuesday, January 27, 2026 to consider, approve, deny, and/or take appropriate action for a Variance Request (LRR-1125-0021) to allow their accessory structure to have a 10’ foot side-yard setback instead of the 15’ side-yard setback required in the R-1 zoning district. The property R80396 is located in the Lake Ray Roberts Planning and Zoning District in Commissioner Precinct 1.
4. C. 9:00 a.m. PUBLIC HEARING Tuesday, January 27, 2026 to consider, approve, deny, and/or take appropriate action for a Special Use Permit request (LRR-1125-0022). The property R80396 is located in the Lake Ray Roberts Planning and Zoning District in Commissioner Precinct 1.

5. **AUDITOR/TREASURER**

5. A. Approval of Bill Report. (Payments from CSCD, Community Corrections, TAIP, Sheriff’s Training, Sheriff’s Forfeiture, VIT Interest, and DA Forfeiture Funds are presented for recording purposes only.)
5. B. Approval of the Workday Success Plan subscription contract, and any appropriate action. County Auditor

6. **PURCHASING**

6. A. Approval of renewal of RFP #22-2726, Janitorial Services, to CTJ Maintenance, Inc.; and any appropriate action.
6. B. Approval of award for ITB #25-2890, Emulsified Asphalt to Ergon Asphalt & Emulsions; and any appropriate action.
6. C. Approval to contract with 1 Priority Environmental Services for the Asbestos Abatement at Briarwood, in the amount of \$196,760, through the Texas Interlocal Purchasing System (TIPS) cooperative contract #22100201; and any appropriate action.
6. D. Approval of payment for Collin County renewal of TechShare Juvenile Maintenance and Operations from TechShare Local Government Corporation, in the amount of \$186,200, through TechShare Juvenile Resource Sharing Addendum; and any appropriate action.

- 6. E.** Approval of specifications and authority to advertise RFP #25-2891, Owner's Representative Services - Denton County Civil & Courts Building, and appointment of evaluation committee to include Eric Gildersleeve, Project Administrator, County Administration; Dale Nelson, Director of Public Facilities, and Jared Harwell, Division Manager - Planning, Development Services; and any appropriate action.
- 6. F.** Approval to contract with G2 General Contractors for the Administrative Courthouse - Glass Door Replacement, in the amount of \$427,080.83, through the Texas Interlocal Purchasing System (TIPS) Cooperative Contract #241001; and any appropriate action.
- 6. G.** Approval of change in scope of services for the replacement of the LiquidFlo 1 VFD Chiller being completed by Preferred Mechanical Group, through the TIPS Cooperative Contract #25010501, in the estimated amount of \$102,566.92; and any appropriate action.
- 6. H.** Approval of the renewal of RFP #21-2636, Real Estate Broker Services, to Newland Real Estate; and any appropriate action.
- 6. I.** Approval of the specifications and authority to advertise for RFP #25-2886, Denton County Employee Wellness Clinic; and appointment of evaluation committee to include Kevin Falconer, County Commissioner, Precinct 2; Ryan Wilke, Division Manager-Admin & Compliance, Public Health; and Toni Rose, Health & Wellness Outreach Coordinator, Human Resources; and any appropriate action.
- 6. J.** Approval of renewal of RFP #24-2839, Transportation of Human Remains, with Kuhlman Mortuary and Cremation, LLC; and any appropriate action.
- 6. K.** Approval of award of ITB #25-2895, FM407 at I-35W Micro Breakout Project to Ed Bell Construction Company; and any appropriate action.

7. BUDGET

- 7. A.** Report for miscellaneous equipment and software/services (presented for recording purposes only), and any appropriate action.
- 7. B.** Approval of Budget Amendment Request #2026-143 for the County Jail to transfer \$291,557 from Non-Departmental Unappropriated Contingency to Overtime-Cash Option outside of the Budget Amendment and Human Resources Policy (as recommended by the Budget Office). Funds are needed to cover overtime pay for three pay periods, and any appropriate action.

7. C. Approval of Budget Amendment Request #2026-144 for the County Auditor's Office to transfer \$95,000 from Non-Departmental Unappropriated Contingency to Financial Information System Technology Software/Services for the purchase of the Workday Success Plan subscription to provide access to resources for the transition to Workday, and any appropriate action.
7. D. Approval of Budget Amendment Request #2026-146 that will roll-over funds for various county departments to FY2026 that were committed out of the FY2025 Budget, but not expended until after the fiscal year was closed out, for a total amendment of \$11,197,515, and any appropriate action.

8. **HUMAN RESOURCES**

8. A. Report from Human Resources regarding hiring actions of elected officials, presented for recording purposes only.
8. B. Approval of the downgrade of two (2) full-time, vacant Administrative Specialist positions, pay grade 8, to two (2) part-time Assistant WIC Professional positions, pay grade 6, in the Public Health WIC Department, and any appropriate action.

9. **HEALTH**

9. A. Approval of the Affiliation Agreement between Denton County and North Central Texas College to allow qualified nursing students to participate in supervised clinical rotations at the Denton County Detention Center, and any appropriate action.

10. **TRANSPORTATION AND DEVELOPMENT**

10. A. Approval of the Preliminary Acceptance of the Rector Road Bridge Temporary Repair Project, Commissioner Precinct 1, and any appropriate action.
10. B. Approval of the D'Bar Ranch Estates Phase 1 Final Plat (Block A, Lots 1-15 - 49.971 Acres) located in Commissioner Precinct 4, and any appropriate action.
10. C. Approval of the Jet Speed OakPoint Texas Final Plat (Block A, Lots 1-3 - 4.719 Acres) located in Commissioner Precinct 1, and any appropriate action.
10. D. Approval of the request to hold a Public Hearing on March 3, 2026 at 9:00 AM for the Bois D'Arc Acres Replat (Lots 9R1 & 9R2 - 5.005 acres) located in Commissioner Precinct 4, and any appropriate action.

10. E. Approval of the request to hold a Public Hearing on March 3, 2026 at 9:00 AM for the Copper Creek Estates Phase III Addition Replat (Lots 1R1 and 1R2, Block 1, - 2.016 Acres) located in Commissioner Precinct 4, and any appropriate action.

11. **COUNTY CLERK**

12. **SHERIFF**

12. A. Approval of the Modification to contract #W9126G24P0025, between the US Army Corps of Engineers and Denton County, regarding the de-obligation of remaining funds for the 2024 Summer Patrol Services at Lake Lewisville; and any appropriate action.
12. B. Approval to submit an application to the Texas Office of the Governor's Homeland Security Grant Division for the Statewide Emergency Radio Infrastructure Grant program; and any appropriate action.

13. **OTHER DEPARTMENTS**

13. A. Approval of participation in the City of Pilot Point Tax Increment Reinvestment Zone Number Fifteen, and any appropriate action. Commissioner Precinct 1.
13. B. Approval of Resolution Approving the Chapter 312 Tax Incentive Agreement between Denton County, Texas and MP 10X Development LLC, as recommended by the Denton County Economic Development Department and Denton County Commissioner Precinct 4, and any appropriate action. Economic Development.
13. C. Approval of completion of required continuing education credits by Denton County District Clerk David Trantham for the calendar year 2025, as required by Section 51.605 of the Texas Government Code, and any appropriate action. District Clerk
13. D. Approval of completion of continuing education hours by Commissioner Dianne Edmondson for the calendar year 2025, as required by Section 81.0025 of the Texas Local Government Code, and any appropriate action. Commissioner Precinct No. 4
13. E. Approval of the request to apply for the third-year continuation grant award of the SAMHSA (Substance Abuse and Mental Health Service Administration) Drug Treatment Court Program funding, in the amount of \$253,245, and any appropriate action. 211th and 462nd District Courts/Drug Treatment Courts.

13. F. Approval of a Resolution by the Commissioners Court of Denton County, Texas accepting the petition seeking the creation of the Village Estates Operation & Maintenance Public Improvement District located in Denton County Commissioner Precinct #4 and calling for a public hearing to be held at the Commissioners Court's February 24, 2026 meeting in accordance with Chapter 372 of the Texas Local Government Code, and any appropriate action.

13. G. Approval of a Resolution approving a Professional Services Reimbursement Agreement related to the Village Estates Operation & Maintenance Public Improvement District, and any appropriate action.

13. H. Approval of the nomination to the Denton Central Appraisal District's Board of Directors, Place 5 vacancy, and any appropriate action. County Judge

14. LEGAL

14. A. Approval of Amendment No. 1 to the Interlocal Cooperation Agreement between Denton County, Texas, and the City of Denton, Texas, for the widening of Bonnie Brae Road as a four-lane divided roadway between Roselawn Drive and FM 1515 ("Bonnie Brae Phase 3 Project"), with Denton County agreeing to increase its contribution toward satisfactory completion of the Project from \$2,851,785.00 to an amount which shall not exceed \$6,851,785.00, with funding in the additional amount of \$4,000,000.00 to come from Judge Discretionary, TRIP-22, Auditor Line Item #94-7437-90-60, and to be transferred to Bonnie Brae, Precinct 4, Auditor Line Item #94-7573-90-50, and any appropriate action. County Judge and Commissioner Precinct #4

15. EXECUTIVE SESSION

15. A. Texas Government Code §551.072 - Deliberation Regarding Real Property. Closed meeting to deliberate the purchase, exchange, lease or value of real property, if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

- 15. B.** Texas Government Code §551.087 - Deliberation Regarding Economic Development Negotiations - Closed Meeting to deliberate the offer of a financial or other incentive to a business prospect 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 located in Denton County Commissioner Precinct #1, and with which the governmental body is conducting economic development negotiations, and any appropriate action.
- 15. C.** Texas Government Code §551.0745(a)(1) - Personnel Matters; Closed Meeting to deliberate the appointment of a public officer to the Denton Central Appraisal District Board of Directors, and any appropriate action.
- 15. D.** Texas Government Code §551.074(a)(1) Personnel Matters; Closed Meeting to deliberate the appointment, employment, evaluation reassignment, duties, discipline, or dismissal of a public officer or employee, to-wit: the Denton County Fire Marshal, and any appropriate action.

16. ADDENDA

17. COMMUNITY UPDATES

Local updates from Commissioners Court members.

18. FUTURE MEETINGS

NO MEETING - Tuesday, February 17, 2026

19. RECESS

20. RECONVENE IF NECESSARY

21. LEGISLATIVE AGENDA

22. WORKSHOP

23. ADJOURNMENT

ADA Compliance Statement

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids of services such as interpreters for persons who are deaf or hearing impaired, readers, or large print are requested to contact the Aide to Commissioners Court at 940-349-2830 two (2) work days prior to the meeting so that appropriate arrangements can be made. Commissioners Court Agendas are on the Internet: <https://www.dentoncounty.gov>

BRAILLE IS NOT AVAILABLE