

TOWN COUNCIL AGENDA

REGULAR MEETING
THURSDAY, FEBRUARY 12, 2026 - 5:30 PM

BRIAN G. MONTINI, MAYOR

MARYL LORENCZ, MAYOR PRO TEM

ALEX HOLMES, COUNCILOR

MICHAEL C. GANZ, COUNCILOR

AARON FOWLER, COUNCILOR

ROGER SESSIONS, COUNCILOR

JOSH PEZZUTO, COUNCILOR

REGULAR SESSION

- Call to Order
- Roll Call
- Invocation – Pastor, Gavin Papit, Tribes Church
- Pledges of Allegiance to the US & Texas Flag



TEXAS PLEDGE OF ALLEGIANCE

*Honor the Texas flag;
I pledge allegiance to thee,
Texas, one state under God,
one and indivisible.*

IMPORTANT DATES:

Date	Event	Location
February 24	Planning & Zoning Commission Meeting	Town Hall Council Chambers
February 26	Town Council Regular Meeting <i>(if needed)</i>	Town Hall Council Chambers
March 12	Town Council Regular Meeting	Town Hall Council Chambers
March 19	EDC & CDC Meeting	Town Hall Council Chambers
March 24	Planning & Zoning Commission Meeting	Town Hall Council Chambers
March 26	Town Council Regular Meeting <i>(if needed)</i>	Town Hall Council Chambers
April 1	Board of Adjustment Meeting <i>(if needed)</i>	Town Hall Council Chambers
April 3	Holiday – Good Friday	Town Offices Closed
April 9	Town Council Regular Meeting	Town Hall Council Chambers
April 14	Planning & Zoning Commission Meeting	Town Hall Council Chambers
April 20-28	Early Voting	Town Hall Council Chambers

ANNOUNCEMENTS, PROCLAMATIONS AND PRESENTATIONS

- A. Report and Updates from the Mayor and Town Councilmembers Concerning Items of Community Interest (*if necessary*)
- B. Employee Anniversary – Dwight Thornton, Police Department – 15 Years
- C. Briefing – Finance Department Update
- D. Briefing – Fiscal Year 2026 First Quarter Investment & Financial Report (Oct – Dec 2025)
- E. Briefing – Proposed Policy for Changing Roadway Speed Limits & Requiring Stop Signs
- F. Briefing – Proposed Municipal Development District (MDD) Creation & Development Corporations Dissolution

RECOGNITION OF DWIGHT THORNTON FOR FIFTEEN YEARS OF SERVICE TO THE TOWN OF NORTHLAKE

Town of Northlake

FEBRUARY 12, 2026



NORTH LAKE TEXAS

NORTH LAKE
POLICE

Dwight Thornton

IN RECOGNITION AND APPRECIATION
COMMEMORATING FIFTEEN YEARS OF
EXEMPLARY SERVICE TO THE
TOWN OF NORTH LAKE

Captain, Northlake Police Department
2011 - 2026





THANK YOU FOR
YOUR SERVICE



BRIEFING – FINANCE DEPARTMENT UPDATE

Town of Northlake

FEBRUARY 12, 2026



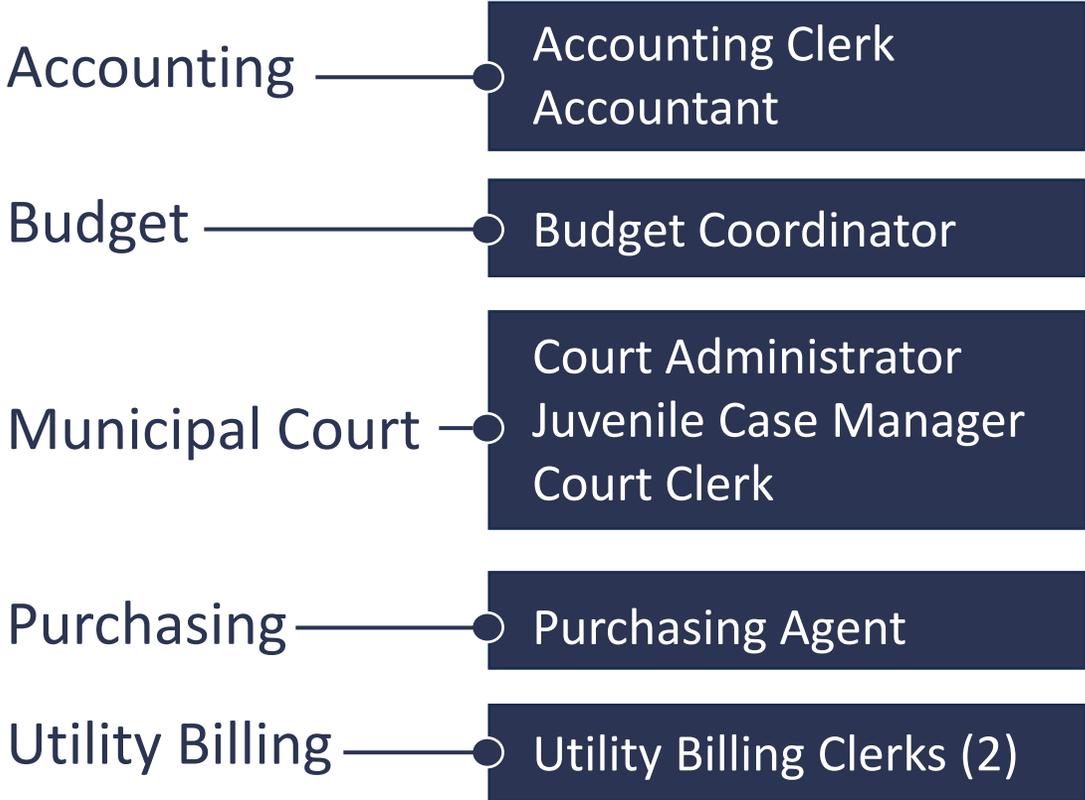
DEPARTMENT OVERVIEW

What We Do

Core Functions & Services

- 1. Utility Billing
- 2. Accounting
- 3. Budgeting & Planning
- 4. Purchasing
- 5. Financial Reporting
- 6. Treasury & Investment
- 7. Debt Management
- 8. Municipal Court (*New*)

Finance Director



STAFFING UPDATES



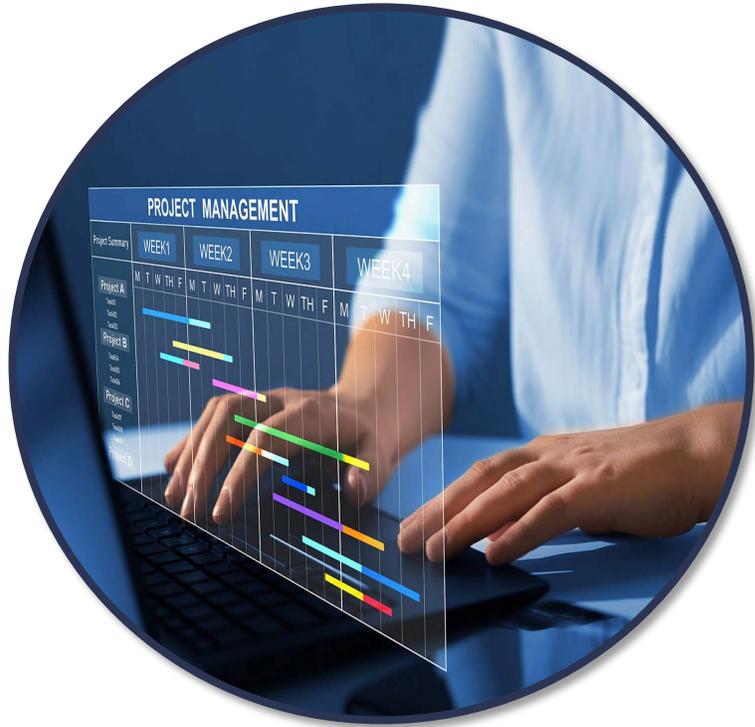
- **Hired Purchasing Agent**
 - Managing purchasing process
 - Assisting with compliance, tracking, and accountability
 - Training and guiding departments through purchasing processes
 - Helping departments to identify cost savings
- **Municipal Court**
 - Court now reports to Finance Director for daily operations
 - Transitioning to a Court of Record

NEW SOFTWARE



- **Adopting new software to:**
 - Automate systems
 - Streamline processes
 - Reduce errors
 - Enhance accountability & tracking
- **New Software**
 - RAMP Purchasing Card System
 - Paperless Invoice Processing
 - OpenGov Purchasing & Procurement Solution

UPCOMING PROJECTS



- **Utility Billing Payment Processes**
 - New payment portal experience
 - Reduce costs for credit card payments
- **Popular Annual Financial Report**
 - Public facing report to explain the Annual Comprehensive Financial Report (Audit)
 - Increase financial transparency
- **Automated Bank Reconciliation**
 - New solution from OpenGov, our Financial Software provider
 - Will reduce time spent on reconciliation
 - Assist with improving accuracy of our records and preventing errors and fraud

AWARDS & RECOGNITION

Distinguished Budget Presentation Award

- Fiscal Year 2026 (current budget)
- Special recognition for Capital Improvement Plan and Long-term Planning
- Highest form of recognition in governmental budgeting
- Demonstrates commitment to transparency and accountability

Certificate of Achievement for Excellence in Financial Reporting

- Fiscal Year 2024 (prior year audit)
- Highest form of recognition in governmental accounting and financial reporting
- Indicates that report surpasses minimum requirements for accounting and reporting
- Demonstrates a "spirit of full disclosure" and accountability



BRIEFING – FISCAL YEAR 2026 FIRST QUARTER INVESTMENT REPORT (OCTOBER - DECEMBER 2025)

Town of Northlake

FEBRUARY 12, 2026



FISCAL YEAR 2026: FIRST QUARTER

- Quarterly Financials displayed on Town Website:
<https://northlaketx.opengov.com>
- First quarter total cash and investment book value: \$99,278,454
- First quarter total interest earnings: \$1,080,850
 - Interest earnings decreased 15% from 4th quarter of Fiscal Year 2025
- Total book value decreased 13% (\$14,523,178) from last quarter
 - Decreases in book value and interest earnings are primarily due to spending on capital projects including:
 - StarCenter Building and Site Public Infrastructure
 - Fort Worth Additional Capacity Phase 1
 - Public Works Building (Architecture)
 - Catherine Branch Sewer Phase 2
 - Southwest (Catherine Branch) Elevated Storage Tank

FISCAL YEAR 2026: FIRST QUARTER

- 25% of Fiscal Year transpired
- 23% of budgeted revenues booked
 - 39% of property taxes receive for the year
 - 10% of sales taxes collected
- 11% of budgeted expenditures spent
 - 21% of personnel expenditures
 - \$2.9 million of capital project expenditures spent
 - An uptick in invoices for project expenses is expected in second quarter as bid processes are completed and construction begins for projects

BRIEFING – PROPOSED POLICY FOR CHANGING ROADWAY SPEED LIMITS & REQUIRING STOP SIGNS

Town of Northlake

FEBRUARY 12, 2026



POLICY PROPOSAL

SETTING ROADWAY SPEED LIMITS

- Local residential¹ and local collectors² lowered to 5 mph below design speed
 - Town streets – prima facie speed limits 30 mph unless marked
 - Criteria to approve 25 mph speed limit without speed study
 - Applies only to two-lane roadway
 - Governing body must determine prima facie speed limit – through ordinance
 - Must post 25 mph signs giving notice of new limit

1. Arbor Glen Lane
2. Westbridge Drive

POLICY PROPOSAL

SETTING ROADWAY SPEED LIMITS

- Minor¹ and Primary² arterials lowered below design speed require speed study
- Traffic study not required if all below met:
 - Speed is lowered no less than 25 mph
 - Location is in urban district
 - Less than four lanes
 - Not a state highway
 - Must determine if speed is unreasonable or unsafe

1. Gibbs Road
2. FM 407

SPEED LIMIT CHANGES

Street Type	Description	Design Speed	Proposed Speed
Local Residential	Two-lane, undivided	30	25
Local Collector	Two-lane, undivided	35	30
Minor Arterial (U)	Four-lane, undivided	40	Speed study
Minor Arterial (D)	Four-lane, divided	45	Speed study
Primary Arterial	Six-lane, divided	45	Speed study

POLICY PROPOSAL

REQUIRE STOP SIGNS

- Use Texas Manual on Uniform Traffic Control Devices (TMUTCD) guidelines
 - TMUTCD Signal Warrant Analysis
 - Purpose: to determine if the installation of a traffic control device is justified at a specific location to improve safety or traffic flow
 - Required under the following:
 - Minor Road Intersection (Cottontail @ FM 407)
 - Through Highway (minor roadways must stop at major roadway)
 - Safety/Crash History
 - Signalized Areas
 - All-Way Stop Warrants (MUTCD 2B.07)
 - Sight Distance
- Traffic study should be completed for existing intersections and traffic analysis for proposed intersections

POLICY PROPOSAL

IMPACT TO POLICE DEPARTMENT

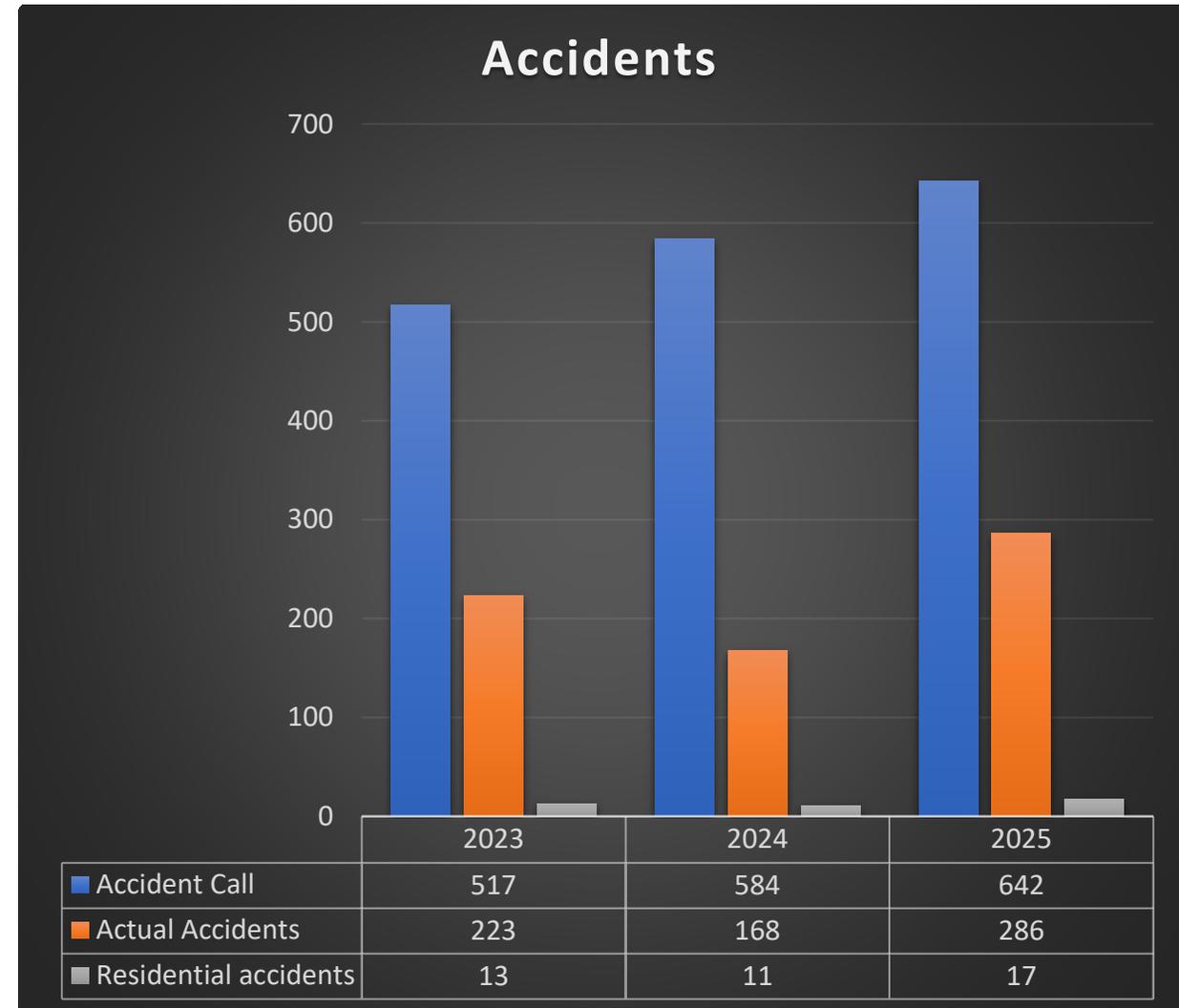
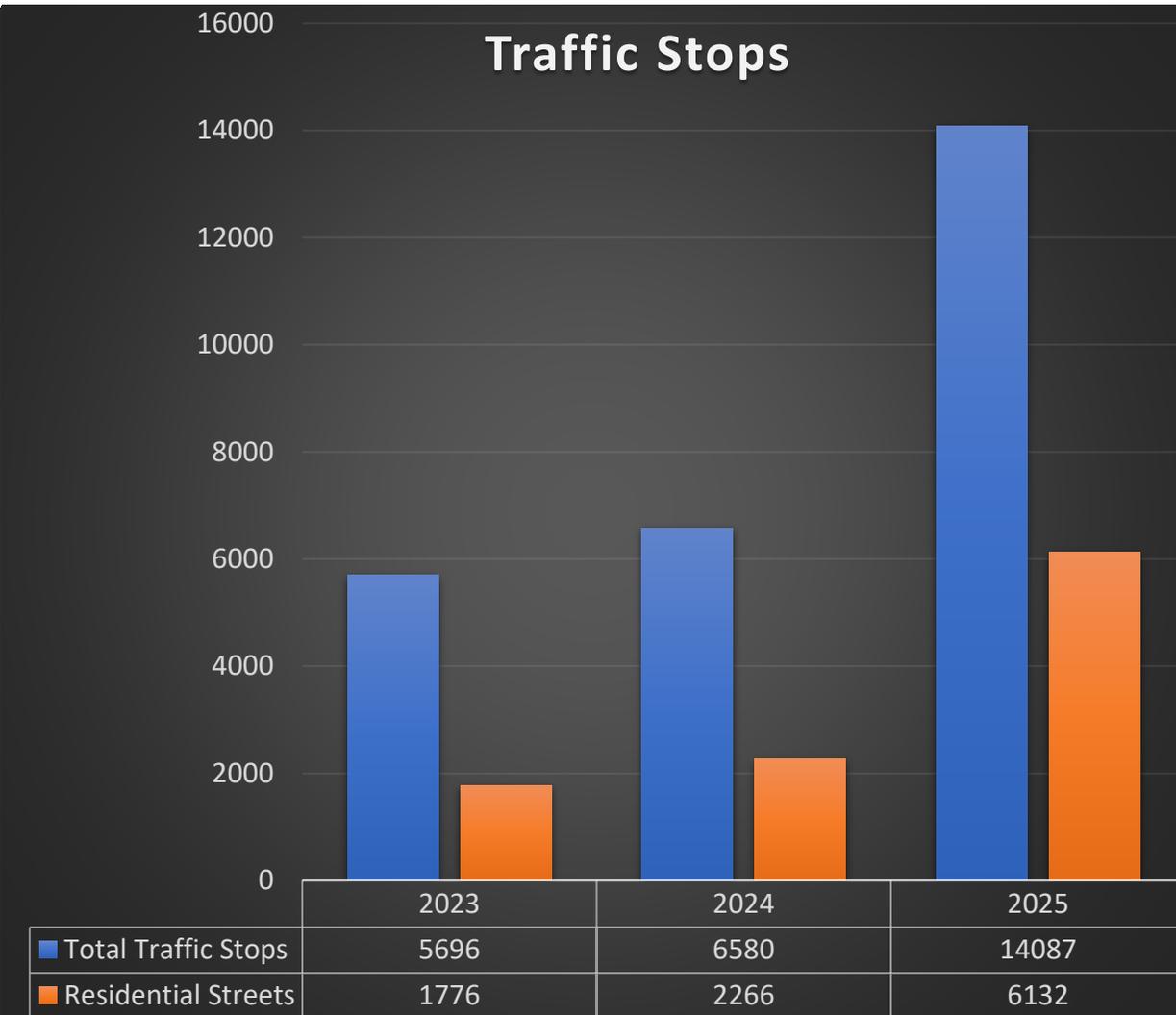
- Additional reporting for roads with speed limits of 25mph
 - Must publish by February 1st on town website and submit a report to TXDOT that compares for each of the two previous years
 - The number of speed limit traffic violations issued and alleged speed of the vehicles
 - The number of warning citations issued
 - The number of vehicular accidents that resulted in injury or death attributable to speed limit violations on the highway (roadway) or part of the highway (roadway)
- Educating the public on new speed limits

POLICY PROPOSAL

IMPACT TO PUBLIC WORKS

- Financial impact of replacing and purchasing signage
 - Speed limit signs - \$90 ea.
 - Pole and base - \$95 ea.
 - Labor (3-person crew) - \$88/hr.
 - Truck - \$28/hr.
 - Time to install sign and mount pole – 1 hr.
 - \$301 (parts and labor per unit) x 37 = approximately \$11,000+
- Signage can be posted at each entrance of neighborhood if roadway is 25mph
- Indicate “Speed Limit 25 MPH Unless Otherwise Posted”

TRAFFIC DATA



SPEED ZONE STUDIES

CAN A SPEED LIMIT BE TOO LOW?

- Disadvantages to setting speed limits below the 85th percentile speed
 - Unreasonably low speed limit
 - Drivers ignore the signs
- Law enforcement officials
 - Reasonable people being ticketed for speeding
- Limited effect on speeding

TOWN OF NORTHLAKE

BRIEFING – PROPOSED MUNICIPAL DEVELOPMENT DISTRICT (MDD) CREATION & DEVELOPMENT CORPORATIONS DISSOLUTION



FEBRUARY 12, 2026



BACKGROUND

- Two development corporations funded by 3/4 cent (0.75%) sales tax
 - Economic Development Corporation (EDC) - Type A development corporation
 - Primarily intended for traditional economic development focused on developing industry
 - Funded by dedicated 3/8 cent (0.375%) sales tax
 - Created by voters in 1989
 - Administered by 7-member board appointed by Town Council
 - Community Development Corporation (CDC) - Type B development corporation
 - Intended for economic and community development, quality of life improvements
 - Funded by dedicated 3/8 cent (0.375%) sales tax
 - Created by voters in 2002
 - Administered by 7-member board appointed by Town Council
- Municipal Development District (MDD) proposed to replace and enhance EDC and CDC

MUNICIPAL DEVELOPMENT DISTRICT

- Similar to Type B development corporation
 - Primary purpose of economic and community development projects
 - Funded by up to 1/2 cent (0.5%) sales tax
 - May not cause local sales tax rate to exceed 2%
 - Funds to be deposited in dedicated Development Project Fund
- Boundaries can include ETJ and collect sales tax in ETJ
- Administered by board appointed by Town Council
 - Minimum of 4 members (Can include residents of ETJ)
- Projects to be within district (including ETJ)
 - Outside district if approved by board as "beneficial to the district"

SALES TAX DISTRIBUTION

- Current distribution of 2% local sales tax
 - 1.00% to General Fund
 - 0.375% to EDC
 - 0.375% to CDC
 - 0.25% to Sports Venue
- Proposed distribution of 2% local sales tax
 - 1.25% to General Fund
 - Includes additional 0.25% reallocated from dissolved development corporations
 - 0.50% to MDD reallocated from dissolved development corporations
 - 0.25% to Sports Venue
- Proposed movement of funds
 - EDC and CDC fund balance to be transferred to Town
 - Funds may be transferred from Town to MDD by Interlocal Agreement (ILA)

PROPOSED ELECTION PROCESS

- Town Council to call special election to consider two propositions:
 - Proposition A:
 - Creates MDD subject to approval of Proposition B
 - Voters in proposed MDD (town limits and ETJ) can vote on this proposition
 - Proposition B:
 - Terminates development corporations subject to approval of Proposition A
 - Abolishes EDC & CDC sales taxes and reallocates to MDD and Town general fund
 - Only Northlake voters in town limits can vote on this proposition
- Action item on this agenda to call special election to be held at same time as general election
 - Election day on May 2, 2026
 - Early voting April 20th – 28th

PUBLIC INPUT, CONSENT & ACTION ITEMS

Town of Northlake

FEBRUARY 12, 2026



PUBLIC INPUT

- Residents and guests may address Council on any matter
- Speakers encouraged to complete public input information card
- Presiding officer may redirect comments to item discussion
- No deliberation may occur for item not posted
- Presiding officer may impose time limit on comments

CONSENT ITEMS

- A. Consider approval of the Town Council Meeting Minutes for January 22, 2026
- B. Consider approval of a Resolution of the Town of Northlake, Texas, approving the cancellation of the February 26, 2026, Regular Town Council Meeting
- C. Consider approval of a Resolution of the Town of Northlake, Texas, awarding Bid No. 26-01 and authorizing the Town Manager to execute an agreement/contract with Premier Site Services LLC, for Canyon Falls Retaining Wall Repair, in an amount not to exceed \$549,500
- D. Consider calling and authorizing a public hearing to be held on March 12, 2026, at 5:30 p.m., at the Town of Northlake, 1500 Commons Circle, Suite 300, Northlake, Texas 76226, in the Council Chambers, regarding the proposed annexation of approximately 199 acres of land generally located east of FM 156 and south of Downe Road, in the exclusive Extraterritorial Jurisdiction (ETJ)

CONSENT ITEMS (CONT.)

- E. Consider approval of a Resolution of the Town of Northlake, Texas, approving and authorizing the Town Manager to execute an amendment to the Hotel Conference Center Master Development Agreement with Lodging Host Hotel Corp. (“LHHC”) to increase construction participation in an amount not to exceed \$400,000
- F. Consider approval of a Resolution of the Town of Northlake, Texas, adopting the Town of Northlake Strategic Plan as set forth in Exhibit “A” and Superseding Prior Strategic Plans
- G. Consider approval of a Resolution of the Town of Northlake, Texas, authorizing the Town Manager to negotiate and execute any agreements and conveyance documents necessary for the acquisition of right-of-way along Cleveland-Gibbs Road in a total amount not to exceed \$500,000

ACTION ITEMS

- A. Consider approval of an Ordinance of the Town of Northlake, Texas, amending Table 5.1, “Dimensional Requirements,” of Section 5.6, “Dimensional and Development Standards Summary,” of the Unified Development Code (UDC) to update minimum yard setback standards for the “AG” Agriculture Zoning District – Case #25-UDC00004
 - i. Public Hearing
 - ii. Consider Approval

BACKGROUND

- October 13, 2022: Ordinance No. 1013A adopted
 - Created AG - Agricultural zoning district
 - AG zoning district default zoning for newly annexed property
 - No other properties rezoned to AG
- December 11, 2025: Council tabled consideration of zoning change from Rural Residential (RR) to Agricultural (AG)
 - Several comments and concerns expressed about AG district standards, primarily setbacks
 - Council directed staff to bring back item to consider amending AG district standards prior to action on a zoning change

BACKGROUND (CONT.)

- January 8, 2026: Council briefed on current AG district standards in comparison to RR district standards
 - Council provided direction to revise all AG setbacks to match RR setbacks
 - Council further directed reducing the Specific Use Permit (SUP) fee from \$500 to \$100 for agricultural uses
 - Separate action item to update fee on this same agenda
- UDC text amendment proposed to update AG zoning district to:
 - Reduce AG setbacks to match RR setbacks per direction of Council
- Zoning change from RR to AG to be considered separately

DIMENSIONAL & DEVELOPMENTAL STANDARDS

Requirements		AG – Agricultural Proposed Changes	RR – Rural Residential
Min. lot size and dimensions	Area	20 acres	5 acres
	Width at BL	500	300
	Depth	500	200
Minimum yard setbacks	Front	100 50	50
	Side	100 25	25
	Side adj. to street	100 25	25
	Rear	100 40	40
Misc. lot requirements	Min. dwelling unit area	1,200 sf	1,500 sf
	Max. height	35 ft	35 ft
	Maximum coverage	15%	25%

ACTIONS

- P&Z Action at January 27th meeting
 - Held public hearing
 - Unanimously recommended approval of UDC text amendment as presented
- Council Action:
 - Hold public hearing
 - Approve, approve with conditions, or disapprove of the UDC text amendment

ACTION ITEMS (CONT.)

- B. Consider adoption of an Ordinance of the Town of Northlake, Texas, amending the Code of Ordinances by amending Appendix “A” “Fee Schedule,” Article 5.000, “Development Application Fees,” Section A5.001, “Development Application Fees,” revising the fee for Specific Use Permits

PROPOSED FEES

- Proposed Specific Use Permit (SUP) fee amendment per Council directive

Uses	Current Fee	Proposed Fee
Residential	\$100.00	\$100.00
Nonresidential	\$500.00	\$500.00
Agricultural	\$500.00	\$100.00

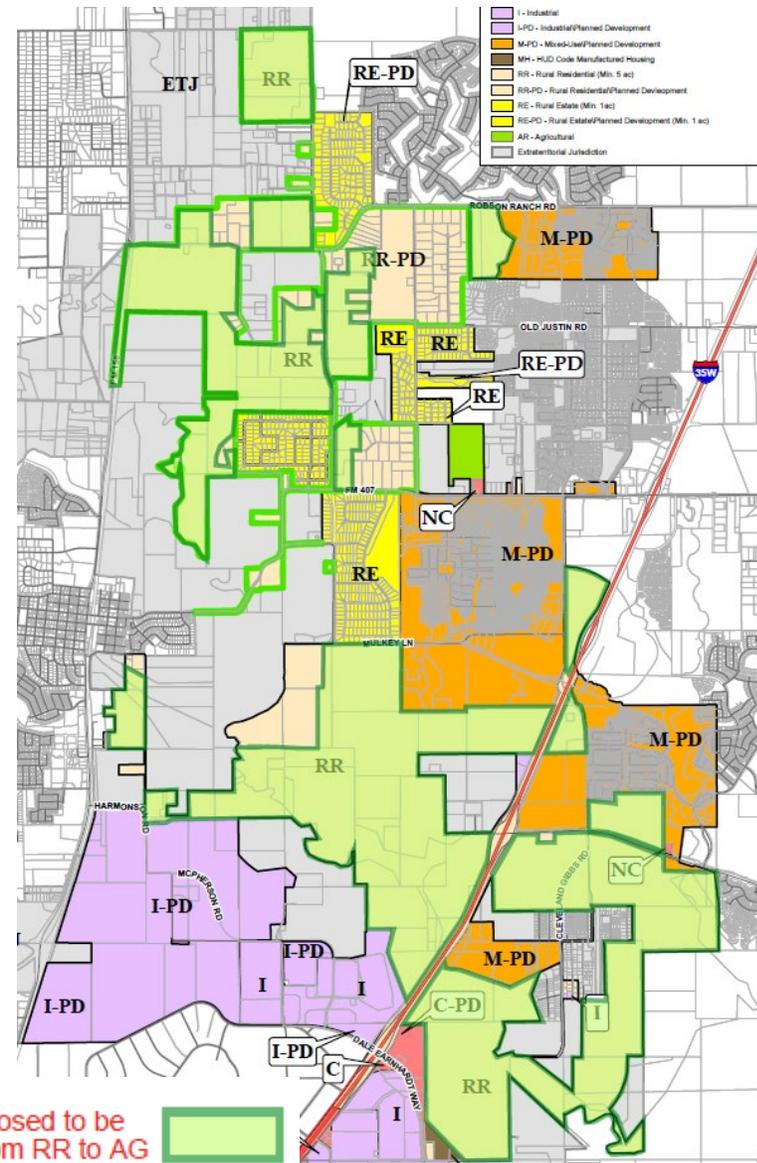
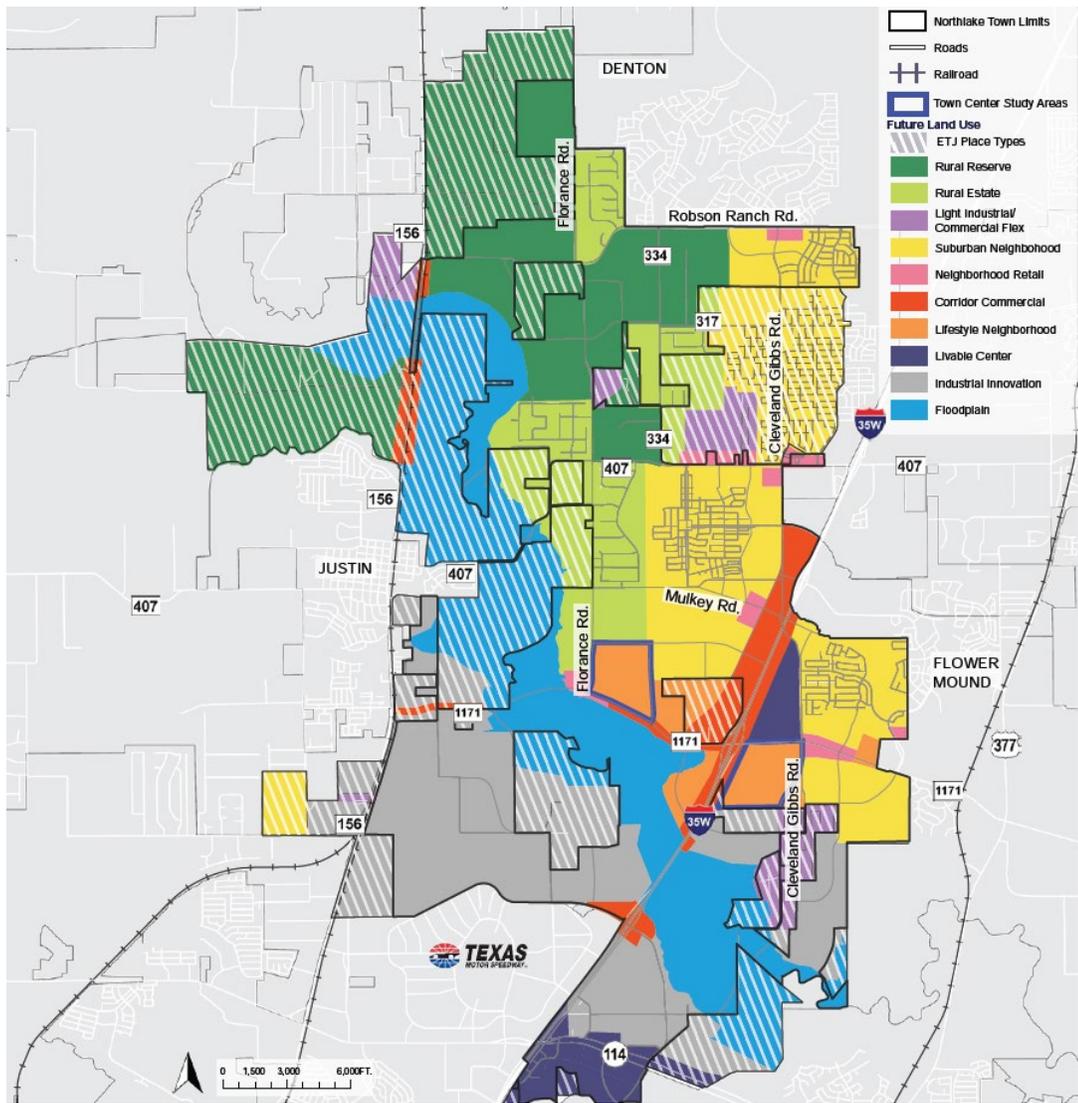
ACTION ITEMS (CONT.)

- C. Consider adoption of an Ordinance of the Town of Northlake, Texas, amending Chapter 9A, "Unified Development Code," of the Code of Ordinances of the Town of Northlake, Texas, as amended, by changing the zoning classification of certain properties in the Town of Northlake from "RR" Rural Residential to "AG" Agricultural and revising the official zoning map in accordance therewith - Case # 25-ZCA00003

CONTINUED/TABLED FROM DECEMBER 11, 2025, REGULAR TOWN COUNCIL MEETING

PURPOSE OF REZONING

- October 13, 2022: Ordinance No. 1013A adopted
 - Created AG - Agricultural zoning district
 - AG zoning district default zoning for newly annexed property
 - Options to rezone properties to AG – owner requested and town initiated
- Better implement the Comprehensive Plan by preserving larger lots
- Rural Reserve place type of Comp Plan calls for 5-acre to 20-acre lots
- Serve as base zoning for areas outside of Rural Reserve place type
 - Provide zoning at least intensive use
 - AG zoning more commonly used as base zoning
 - Reduce confusion or false impression that 5-acre residential lots planned
- Only undeveloped properties over 20 acres proposed for zoning change
 - Adjacent tracts under the same ownership considered together as one property



P&Z ACTIONS

- November 18th Meeting
 - Held public hearing
 - Public hearing continued to December 9th meeting to provide for additional notice and time for consideration
- December 9th Meeting
 - Held public hearing
 - Recommended approval of zoning change by 3-1 vote

TOWN COUNCIL ACTIONS

- December 11th Meeting
 - Held and closed public hearing
 - Tabled zoning change to allow for UDC amendment to consider reducing AG zoning setbacks
- February 12th Meeting
 - Approve or disapprove of proposed zoning change

ACTION ITEMS (CONT.)

- D. Consider adoption of an Ordinance of the Town of Northlake, Texas, calling and ordering a General Uniform (Municipal) Election to be held in the Town of Northlake on May 2, 2026, and if required, a Runoff Election on June 13, 2026, for the purpose of electing Councilmembers to Places 1,2, and 3; prescribing the time and designating the location, and manner of conducting the election to be in accordance with the Joint Election Agreement and Contract for Election Services with Denton County and the Denton County Elections Administrator; authorizing the Town Manager to execute the agreement and contract; and providing an effective date

ACTION ITEMS (CONT.)

- Election must be called no later than 62nd day before election day
- Election shall be held on uniform election date:
 - **May 2, 2026**
- Councilmember Places **1, 2, and 3** will be placed on ballot
- Contract with Denton County Elections for election services
- Candidate Filing Period:
 - **January 14, 2026 - February 13, 2026**
- Candidate packets available by request (printed) - available on Town website
- Early Voting:
 - **April 20, 2026 - April 28, 2026** - Town Hall Polling Location
 - NO VOTING ON **April 21, 2026** - SAN JACINTO DAY - STATE HOLIDAY

ACTION ITEMS (CONT.)

- E. Consider adoption of an Ordinance of the Town of Northlake, Texas, calling and ordering a Special Election to be held in the Town of Northlake, Texas, and within the proposed boundaries of the Northlake Municipal Development District on May 2, 2026, for the purpose of submitting to the qualified voters of the Town a proposition to terminate the Northlake Community Development Corporation and the Northlake Economic Development Corporation and abolish the combined three-fourths of one percent (0.75%) sales and use tax imposed for the benefit of the corporations; to reauthorize and reallocate a sales and use tax of one-fourth of one percent (0.25%) to the Town of Northlake for municipal purposes;

ACTION ITEMS (CONT.)

- E. (continued) to authorize the qualified voters within the proposed boundaries of the Northlake Municipal Development District to create a Municipal Development District and to provide that a one-half of one percent (0.50%) sales and use tax shall be imposed and dedicated to the Municipal Development District; all subject to voter approval; establishing the boundaries of the Municipal District; providing for the conduct of the election; authorizing a joint election agreement with Denton County; providing for early voting; providing for notice and publication; providing a severability clause; and providing an effective date

ACTION ITEMS (CONT.)

- Election must be called no later than 62nd day before election day
- Election shall be held on uniform election date:
 - **May 2, 2026**
- Contract with Denton County Elections for election services
- Early Voting:
 - **April 20, 2026 - April 28, 2026** - Town Hall Polling Location
 - NO VOTING ON **April 21, 2026** - SAN JACINTO DAY - STATE HOLIDAY

ACTION ITEMS (CONT.)

- Propositions to be placed on ballot:
 - **A** - Subject to the termination of the Northlake Community Development Corporation and the Northlake Economic Development Corporation and the abolition of the combined three-fourths of one percent (0.75%) sales and use tax imposed for the benefit of the Corporations; authorizing the creation of the Northlake Municipal Development District and the imposition of a sales and use tax at the rate of one-half of one percent (0.50%) for the purpose of financing development projects beneficial to the district, which boundaries shall automatically conform to any changes in the corporate boundaries and extraterritorial jurisdiction of the Town of Northlake.
 - **B** - Subject to the creation of the Northlake Municipal Development District; the termination of the Northlake Community Development Corporation and the Northlake Economic Development Corporation and the abolition of the sales and use taxes at a combined rate of three-fourths of one percent (0.75%) imposed for the benefit of the Corporations; and the imposition, reauthorization and reallocation of a sales and use tax of one-fourth of one percent (0.25%) for the benefit of the Town of Northlake for municipal purposes.



EXECUTIVE SESSION

Town of Northlake

FEBRUARY 12, 2026



EXECUTIVE SESSION

A. Section 551.071 - Consultation with Attorney

- i. Potential annexation and development agreement for T and R Investment Holdings LLC property consisting of 0.8-acre, 1.3-acre, 2.1-acre, 0.4-acre, and part of 32.4-acre tracts of land generally located northeast of the intersection of FM 407 and Thompson Road in the extraterritorial jurisdiction of the Town.
- ii. Potential annexation and development agreement for property consisting of a 5.001-acre tract of land generally located on the north side of FM 407, northeast of the intersection with Pecan Parkway, in the extraterritorial jurisdiction of the Town.
- iii. Potential annexation and development agreement for Bob Smith Management Company LTD property consisting of 239.6-acre tract of land generally located east of Cleveland-Gibbs Road and north of Denton Creek in Town limits and in the extraterritorial jurisdiction of the Town.

EXECUTIVE SESSION

A. Section 551.071 - Consultation with Attorney (cont.)

- iv. Potential annexation and development agreement for RO Properties, LLC property consisting of 58.2-acre tract of land generally located west of Cleveland-Gibbs Road and north of Whyte Road in the extraterritorial jurisdiction of the Town.
- v. Potential annexation and development agreement for Bettye Neely property of 97.9-acre tract of land generally located at the southwest corner of Farm-to-Market 156 and Sam Reynolds Road in the extraterritorial jurisdiction of the Town.
- vi. Potential amendment to the Second Amended and Restated Interlocal Cooperation Agreement of Law Enforcement Services with the Belmont Fresh Water Supply District No.1 of Denton County, Texas.

EXECUTIVE SESSION

A. Section 551.071 - Consultation with Attorney (cont.)

- vii. Legal matters regarding Northlake Code of Ordinances, Chapter 5, Article 5.11 – Short-Term Rentals, related to enforcement, regulations, permit term, and appeal.

EXECUTIVE SESSION

B. Section 551.087 – Economic Development Negotiations

- i. Potential economic development agreement for Project Rex Two within the Town of Northlake pursuant to the Town Incentives Policy.
- ii. Potential economic development agreement for Project Force within the Town of Northlake pursuant to the Town Incentives Policy.
- iii. Potential amendment to economic development agreement with Northlake Innkeepers for the construction of the Northlake conference center.

REGULAR SESSION (CONT.)

- Reconvene into Open Session
 - Adjourn