

Ryan Stevens, Place 1
Tomas Mendoza, Place 2
Steven Teschke, Place 3



James Castle, Place 4
Daniel Dennis, Place 5
Shelby St. Claire, Mayor Pro Tem, Place 6

James Clark, Mayor
CITY OF JUSTIN
CITY COUNCIL AGENDA
MARCH 12, 2026
415 N. COLLEGE AVE.
5:00 PM

A) CALL TO ORDER

Convene into Session:
Invocation and Pledge of Allegiance
American Flag

Texas Flag: *“Honor the Texas Flag; I pledge allegiance to thee, Texas, one state, under God, one and indivisible”*

B) EXECUTIVE SESSION

Any item on this posted agenda could be discussed in Executive Session as long as it is within one of the permitted categories under sections 551.071 through 551.076 and Section 551.087 of the Texas Government Code.

1. Under Section 551.071, to conduct a private consultation with the City Attorney regarding:
 - Justin Ranch Developers Agreement
 - Magnolia Ridge

2. Under Section 551.087 the City Council may convene in an executive session to discuss or deliberate regarding commercial or financial information that the City of Justin has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect described below.
 - Discuss Project Tricycle
 - Discuss Project Parkway
 - Discuss Project Tupperware
 - Justin Crossing Commercial
 - Dream Complex

3. Under Section 551.072, to deliberate regarding the purchase, exchange, lease, or sale of real property related to the following:
 - Justin Town Square

- Water Infrastructure

C) TAKE ACTION AS A RESULT OF CLOSED SESSION

D) UPCOMING MEETINGS AND EVENTS

1. - March 17, 2026, Planning and Zoning Commission Meeting at 6:30 p.m.
- March 17, 2026, Library Board Meeting at 4:30 p.m.
- March 19, 2026, Economic/Community Development Corporation Meeting at 5:30 p.m.
- March 26, 2026, City Council meeting at 5:30 p.m.
- March 27, 2026 J-Rec Kickoff
-March TBD, 2026 Peterson Park Grand Opening

E) REPORT(S)

1. Receive an update on the Regional Animal Control Project
2. Receive an Audit Report from Fiscal Year 2024-2025
3. Receive a Quarterly Investment Report

F) WORKSHOP ITEM(S)

1. Discussion regarding the creation of an Ordinance Review Committee
2. Discuss and receive an update on the JRec program.
3. Discussion regarding the Renters Certificate of Occupancy
4. Discussion regarding open containers on 4th Street
5. Presentation and discussion regarding BNSF crossings
6. Presentation and discussion regarding recent City Hall Liability Incidents

G) PUBLIC COMMENT

In order to expedite the flow of business and to provide all citizens with the opportunity to speak, the mayor may impose a three-minute time limitation for each citizen to speak with a seasonal limitation on speakers on one topic or item with a maximum of fifteen total minutes on the same topic. The Texas Open Meetings Act prohibits the City Council from discussing issues which the public have not been given a seventy-two (72) business hour notice. Issues raised may be referred to City staff for research and/or placed on a future agenda.

H) CONSENT AGENDA

Any Council Member may request an item on the Consent Agenda to be taken up for individual consideration.

1. Consider approving the City Council minutes dated February 12, 2026; and take appropriate action.

2. Consider approving Resolution 809-26 amending the Master Fee Schedule; and take appropriate action.
3. Consider adopting Ordinance 839-26, second and final reading, amending and replacing Chapter 48 of the City of Justin Code of Ordinances, providing for sanitary sewer Winter Quarter Averaging and to increase the sanitary sewer volume cap from 12,000 gallons to 18,000 gallons; and take appropriate action.
4. Consider approving Resolution 819-26, authorizing an interlocal agreement with Denton County for consolidated communications for the Fire and Police Departments; and take appropriate action.
5. Consider adopting Ordinance 851-26, first reading, approving a Dangerous Animal Ordinance; and take appropriate action.
6. Consider adopting Ordinance 844-26, first reading, approving a Pandhandlers Ordinance; and take appropriate action.
7. Consider adopting Ordinance 845-26, first reading, approving a School Zone Speed Limit at Justin Elementary and Timberbrook Parkway; and take appropriate action.
8. Consider adopting Ordinance 850-26, first reading, approving a budget amendment reallocating existing funds for the purchase of an ambulance remount for the Justin Fire Department; and take appropriate action.
9. Consider approving Resolution 822-26 authorizing the purchase of an ambulance remount, including chassis, for the Justin Fire Department through the HGACBuy Cooperative Purchasing Program with Frazer, Ltd; and take appropriate action.

I) ITEMS PULLED FROM CONSENT AGENDA

J) PUBLIC HEARING

1. Conduct a Public Hearing and consider adopting ordinance 843-26, first reading, amending the existing Planned-Development (GB-PD 724) to allow blade signage for Extra Space Storage legally described as A0207A F.B. BORDEN, TR 8G(PT), 2.725 ACRES addressed as 103 HARDEMAN BLVD

K) POSSIBLE ACTION ITEMS

1. Consider adopting Ordinance 840-26, first reading, authorizing the Sale of City-Owned Real Property and Approving a Commercial Contract with North Forest Office Space – Fort Worth, LLC; and take appropriate action.
2. Consider adopting Ordinance 841-26, first reading, adopting a budget for Kemper Sports to conduct the J-Rec Sports program; and take appropriate action.
3. Consider adopting Ordinance No. 842-26 on first reading, repealing Chapter 10, Article XI, Sections 311 through 320 of the Code of Ordinances related to the Renters Certificate of Occupancy (RCO) program; and take appropriate action

4. Consider approving Resolution 824-26 authorizing the renaming of the City Hall Park; and take appropriate action

L) FUTURE AGENDA ITEMS

M) ADJOURN

I, the undersigned authority, do hereby certify that the above notice of the meeting of the City Council of the City of Justin, Texas, is a true and correct copy of the said notice that I posted on the official bulletin board at Justin Municipal Complex, 415 North College Street, Justin, Texas, a place of convenience and readily accessible to the general public at all times, and said notice posted this 3/5/26 by 2 p.m., in compliance with the Texas Open Meetings Act.

A handwritten signature in cursive script, appearing to read "Amy Piukana", written in dark ink on a light background.

Amy Piukana, TRMC, City Secretary