



# THE CROSS ROADS TIMES

Volume 5 Issue 2

THE TOWN OF CROSS ROADS, TX.

April 2006



## **BITS AND PIECES**

### **Residential Development Update**

We have had two Preliminary Plats filed with the Town of Cross Roads for residential subdivisions.

### **Villages of Cross Roads Residential Development**

This is the proposed gated community that Allegiance Development is planning. The property is on the south side of Fish Trap Road between FM 424 and Oak Grove Road. The developer proposed 99 lots with one acre minimum lot sizes on a plat of 131 acres. The homes are planned to start at \$300,000.

The Town Staff forwarded the plat to our engineer for review and additional information was requested prior to approval. The required documents were not received in time for the recent Planning and Zoning meeting. Consequently, the developer will be resubmitting the plat for approval.

### **Forest Hills**

The preliminary plat has been received for 100 acres on the North side of Fish Trap Road, just North of Highway 380. The developer is Michael Fannin and the plat calls for 77 lots all at least one acre. The proposed price for the lots in this subdivision is \$125,000 and up. Homes

## **From the Mayor's Desk... By Harv Kitchens, Mayor**

will be required to have a minimum of 2,500 square feet. The plat was reviewed by our engineer and there are additional requirements that must be met prior to approval. Planning and Zoning tabled the application until the additional documents can be provided to the Town. We understand that he plans to submit at the April Planning and Zoning Meeting. The plan is to start selling the lots in late summer or early fall.

### **Commercial Development Update**

#### **Villages of Cross Roads Commercial Development**

This is the 76 acre development on the North side of Highway 380 between FM 424 and Highway 720. The topic that seems to be of most interest to everyone is the status of the Wal-Mart for this development. The only word we have is that Wal-Mart is considering three different locations; two are in Cross Roads and one is in Lincoln Park. The report is that Wal-Mart will make a decision within the next four weeks. At this time, we have no word on any other major retailers selecting this site.

#### **Presbyterian Hospital Clinic**

The site is located on the south side of Highway 380 just east of Moseley Road. According to the developer, work is planned to begin by mid-May. The facility should be open in late 2006 or early 2007. It will contain 25,000 square feet and approximately half of that will be utilized initially for physician offices and MRI capability. The second half will be for expansion and an additional 6,000 square feet is

planned for the future.

### **Election Day – May 13<sup>th</sup> Road Improvement Sales Tax Election**

Four years ago, the citizens of Cross Roads overwhelmingly voted their approval of a ¼% increase in our sales tax to be used specifically for road improvements. Texas law requires this to come before the voters

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**Mayor's Message ... (continued)**

every four years. This money has been used over the last four years to maintain and make substantial repairs and improvements to the roads in Cross Roads. Within the last month \$110,000 has been invested in road improvements throughout the town. We ask that you come and support this amendment so that we can continue to improve the roads in our Town.

**Mayor and Town Council**

The Mayor's seat and two Town Council seats are up for election. All three incumbents filed for another term without opposition. Consequently, there will not be a need to have this portion of the election.

You will vote at the Town Hall with Early Voting being between May 1<sup>st</sup> through May 9th and Election Day May 13<sup>th</sup>, 7 a.m. to 7 p.m.

**School Board Elections****Aubrey School Board Elections**

All residents of Cross Roads that live North of Fish Trap Road are in the Aubrey Independent School District. All voting polls will be in the Board Room of the Administration Building 415 Tisdell Lane, Aubrey. This will be the location for early voting as well as on Election Day. You do have a choice of candidates for the positions that are open.

**Denton Independent School District**

All residents of Cross Roads that live South of Fish Trap Road are in the Denton Independent School District. Early voting for this election will be at Denton City Hall, 215 E. McKinney and the voting poll for our district is the Denton North Library, 3020 N. Locust at Windsor, Denton. You do have a choice of candidates for the positions that are open.

**Highway 380 and Mosely and Fish-trap Roads**

Many of you have expressed concern about the danger of this intersection.

Your Town officials are also very concerned. In addition to correspondence and telephone communication with TXDOT, I met in early April for 2 ½ hours with Texas Department of Public Safety. I stressed to them again that this is a dangerous intersection due to the number of lanes, the turn lane, the number of curb cuts/entrances into the retailers and the rise in the highway which creates a blind spot. I was again advised that in order to validate the need for a traffic light, the procedure is for TXDOT is to have a traffic study done to determine the number of cars that use this intersection. When there are sufficient numbers they will consider authorizing a traffic signal. Their time table to conduct the study is 6--9 months from now. The alternative is for the Town of Cross Roads to order and pay for the study. The Town Council authorized me to require a proposal and pricing from our engineering consulting firm to conduct this study so that the timetable for this can be escalated.

**CROSS ROAD MAKES CONTRIBUTION TO AUBREY AREA LIBRARY**

If you've looked west recently as you drove through Aubrey on Highway 377, you've probably seen the new Library building taking shape. **The Grand Opening is Monday, June 12, at 7:00 p.m.** Prior to the opening, the Library will be closed for 4 to 5 weeks for moving and installing the collection, existing shelving and furnishings, and the new shelving and furnishings purchased with \$58,000 in funds from a Tocker Foundation grant.

Added shelf space will allow the Library to add many new titles to its collection in all areas - fiction, non-fiction, children's, and audio/video.

The Cross Roads Town Council approved a donation of \$5,000 to the new Aubrey Library to be used to increase the collection of books.

A new Community Center is coming, as part of the new Library. The Center

will be ready for use by the time of the Grand Opening, but no rentals will be booked prior to the Grand Opening. Fees, charges, and rental policies are being determined by the City of Aubrey. At this time, the Center is just a big, empty room with no chairs or tables. The Library is seeking grants, donations and volunteers with ideas for fund raisers in order to supply the needed items. Please contact the Library at 940-365-9162 if you wish to help meet these needs.

**THE SUMMER READING CLUB WILL BE IN THE NEW LIBRARY THIS SUMMER!**

Be a CHAMPION this summer. Join the Texas Summer Reading Club at the Aubrey Area Library! The Denton County Library Advisory Board is a group of dedicated library professionals representing every library in Denton County. Together, they applied for and received a grant which has funded a TV commercial that will

advertise the Texas Summer Reading Program for all Denton County Libraries. The 2006 theme is "Reading—the Sport of Champions!". Vickie Elieson, Sanger Library Director, is coordinating this program for the Aubrey Area Library, and all other Libraries in Denton County.

Advance registration is not necessary, the program is open to children, ages 3-12 years. The Summer Reading Program will be held on six Tuesdays from 11:00 a.m. to 12:15, beginning June 13th. Dates for the Aubrey Area Library Summer Reading Program are: June: 13th, 20th, 27th and July 11th, 18th and 25th.

***Remember – there is NO CHARGE for library cards or for library services and programs! Keep Reading!***

## **TOWN OF CROSS ROADS FIRST ANNUAL APPRECIATION BANQUET**

Mayor Harv Kitchens recently hosted an "Appreciation Banquet" for the volunteers who contribute their time and talent to the Town of Cross Roads.

"One of the benefits of living in Cross Roads is that we're a small town – and citizens tell me all the time that they want to keep it that way – small and friendly with a good environment. As a small town we still have requirements for the same types of things bigger cities require – things like ordinance review and development, road oversight and repair, planning and zoning, etc. In Cross Roads those functions run on Volunteer Power." said Kitchens. "We couldn't operate as successfully without the many talented people who volunteer their time to take care of the many tasks that need to be done. They are appreciated by the Council and the staff and me more than words can express."

These people were recognized for their contributions:

### **Town Council Members**

Michelle Meek  
Dan Prins  
Ross Schraeder  
Virден Seybold  
Janis Russo

### **Planning and Zoning Commission**

Randy Wallace  
Wes Moore  
Jane Hays  
Bill Bacon  
John Lynn  
Robert Puma  
Derek Hanks

### **Comprehensive Planning**

Virден Seybold  
Janis Russo  
Wes Moore  
Paul Adams  
Robert Porter

Laird Doctor  
L. Q. Vann

### **Road Committee**

Tony Russo  
David Meek  
Bill Palmertree  
Danny Prins  
Bill Bacon  
Robert Puma

### **Tree Protection and Preservation Committee**

Kay Kitchens  
Marilyn Brannon  
John Lynn  
Elva Seybold

### **Special Districts Research Task-force**

Anna Graef  
Carol Roberts  
Virден Seybold

### **Architectural Review Committee**

Paul Adams  
Laird Doctor  
L.Q. Vann

### **Economic Development Committee**

Larry Fisher  
Bill Ball  
Carol Roberts  
Robert Sterzing

### **Newsletter Editor**

Laurel Wallace

### **Spouses** (not previously mentioned on committees)

Sherry Adams  
Gale Bacon  
Kae Fisher  
Craig Graef  
Sherry Hanks  
Steve Hays  
Karen Palmertree  
Becky Porter  
Cecilia Puma  
Barb Prins  
Monnie Ritchie  
Jane Schraeder  
Rhonda Sterzing  
Maureen Vann

### **Town Administrator**

Katherine Ritchie

All of the volunteers and their guests received golf shirts with "Cross Roads Texas, My home Town" embroidered on them in recognition of their contribution to our Town.

At the conclusion of the banquet, Virден Seybold recognized Harv Kitchens as Mayor of Cross Roads and remarked on the time and energy he continually puts into the job. "We all appreciate Harv's leadership and

his many contributions to our town", said Seybold. "He has been a consistent, positive force for well-managed growth in Cross Roads. We are lucky to have a mayor like Harv."

Our volunteers work hard and have fun making a contribution to our Town. If you would like to volunteer for a committee or provide your expertise to the town please contact Katherine Ritchie at Town Hall 940-365-9693.



Mayor Harv Kitchens recognizes members of the Road Committee. Left to right Bill Bacon, Bill Palmertree, Mayor Kitchens, Tony Russo, Rob Puma, Dave Meek, and Dan Prins.



**New Employee Profile**  
**JUDY MOUDY**

**Name:** Judy Moudy

**Occupation:** Administrative Assistant Cross Roads Town hall

**Education:** graduated from Eunice High School in Eunice, New Mexico; attended Little Rock University .

**Organizations I belong to:** Gainesville Bible Church

**My family includes:** Husband - Larry Moudy, daughters – Ramy

Moudy Jisha, her husband Kent and 2 sons Ridge and Hunter; Erin Moudy Justice, her husband Jason and daughter Maddison

**I currently live in:** Mountain Springs (between Valley View and Tioga). We have lived here four years. Before I moved to Mountain Springs I lived in Denton for 27 years.

**What do you like best about Cross Roads?** I like the small country town atmosphere. I have also met a lot of nice people.

**What would you change about Cross Roads?** More trees

**What is your favorite book?** I hope I have yet to read my favorite one.

**What is your favorite movie?** Open

Range

**What is your favorite restaurant?** Joe T Garcia’s in Ft. Worth

**My hobbies and interests are:** reading, doing counted cross stitch, camping, enjoying living in the country, grandchildren

**The person I most admire is:** my mother, she was the most giving, caring person I have ever known

**Nobody knows I:** played on a girls’ football team in high school - it was a charity game for the March of Dimes.

**What are your hopes and plans for the future?** Hope to be able to travel and see more of our beautiful country after my husband and I retire.



**PLANNING AND ZONING COMMISSION**

**By: Randy Wallace, Chairman**

When the Town’s current administration took office four years ago we were still involved in a no holds barred contest with the developer of Cross Oak Ranch who sought to bring high density residential development to Cross Roads. Thanks to the resolute leadership of Mayor Harv Kitchens and the Council, and some really good work by David Berman our Town Attorney, we prevailed and that developer sold his interest in Cross Oak Ranch and moved on.

As a result of that fight we became aware of some weaknesses in our

town ordinances. When I came to P & Z one of my goals was to strengthen our ordinances and reduce our vulnerability. Working with my fellow commissioners, the Mayor and the Council we have rewritten our Subdivision and Zoning ordinances. We have corrected deficiencies and put the town in a better position to defend itself against the kind of attacks we dealt with four years ago.

A lot of other positive changes have occurred that benefit our citizens. To name just a few from the P & Z perspective, we have implemented professional inspection services for residential and commercial building con-

struction, all subdivision plats are professionally reviewed prior to approval and we have expedited the building permit process.

Now, after serving four years on the Planning and Zoning Commission and as a member of the town’s administrative staff it is time for me to step down. The timing is good, there are no crises pending and the Town government is in good hands. This has been a good experience for me and I encourage anyone with an interest in our town’s future to step forward and help serve our community in any area that interests you. In a town run by volunteers there is never too much help!



## ROAD COMMITTEE REPORT

By: Tony Russo, Chairman

### ROAD REPAIRS

As most of you are aware, we have done extensive repairs to a number of our roads throughout the Town. We spent approximately \$110,000 on large patchwork and crack filling in the Spring Mountain area, Oak Shores, Bridleridge, Naylor, Tipps, and certain areas of Mosely. We had millings installed on Mosely Road Extension to make the road safer for residents and to provide for access for emergency vehicles as required to provide for the welfare of the residents.

The Road Repair Committee wants to take a proactive position and is committed to continuing the maintenance of our streets. Therefore, we have requested another inspection of our roads to identify potholes and any additional cracks needing attention so

we can proceed with repairs as necessary. The continuing drought is having a negative effect on our roads.

### SIGNS

A number of our signs have been damaged or stolen including the Town of Cross Roads sign, speed limit, weight limit, children playing signs, and the mirror on Potter Shop/Historic Lane. Most of the signs on the east end of Fishtrap Road are missing and some on the section of Fishtrap between Highway 424 and Highway 377 are missing or damaged. We are taking inventory of the signs that are needed and will be replacing them in the near future. If you know of a sign that needs to be replaced, please call the Town Hall. If you observe a sign being illegally removed—please call the Denton County Sheriff.

### SPRING CLEAN UP:

The annual Spring Clean up was held

on Saturday, April 1<sup>st</sup>. A special thanks goes out to Alan and Naomi-Hauf for organizing this year's effort. The Town's waste removal service, IESI provided two large rollofs for the Town to use to dispose of the trash and other debris that was collected. Both containers were filled to capacity.

Thanks to all of you who turned out to participate and spent Saturday morning in making our Town more attractive.

The Committee asks each of you to maintain any of the road ways that front your property. Mowing of the road right of ways will begin in the near future. If we can maintain the roadways properly they can be mowed by our mowing service without them having to stop to police the right of ways before mowing. Your cooperation and participation is appreciated.

## From the Editor...By: Laurel Wallace

This is my last edition as editor of the Cross Roads Times Newsletter. It has been a wonderful experience. I have met so many hard working, dedicated people along the way. We have shared some very special times together and I know our friendships will continue.

I cannot leave without thanking so many people. First of all to the Mayor and Town Council who thought it was time that we had a newsletter for our Town. They supported that effort with their input and the finances to back it up.

To my "editing editor" who always took the time to read each edition before it went to press and to find all my boo boos, thank you Kay Kitch-

ens. Kay also wrote numerous articles for the newsletter.

Ross Schraeder...you never missed a deadline. You provided me with some of my favorite articles on the history of our Town. Ross is also the "keeper of the mailing list" and provided me with address labels for each edition.

Did you enjoy all the photo collages??? They were the sole product from my very talented brother David Weaver. He was also my software guru. When I couldn't get the computer to do what I wanted it to do I would call him. When he finally got tired of my calls he bought me Desktop Publisher for Dummies.

MOST OF ALL I would like to thank someone who did so much and never got credit for it, my husband Randy. He was with me through each and every edition and without him I would have been lost. He listened to all my grumblings...gave me continued support...and made each edition of the newsletter one I was proud of.

I feel so fortunate to live in this wonderful community. I personally believe that what makes this Town so great is the dedication and hard work of its citizens. I regret leaving as editor without a replacement but I hope someone out there will understand the importance of the newsletter and will say "I would love to be Editor." Town Hall is waiting for your call....

## CROSS ROADS ROAD SIDE CLEAN-UP DAY



Wallace, Monnie Ritchie, and Doug Dickinson.

Many thanks to Katherine Ritchie for procuring the dumpsters, arranging for doughnuts and for providing a mailing list.

I'm sure I speak for all volunteers when I say 'Thank you' to the C-Store for donating the doughnuts that got us all started.

Thanks to those who donated their

dumpsite, whose names I didn't get, thanks to you as well.

There was a suggestion that next year the shirts should have large black and white stripes. A suggestion that was more widely supported was that next year's cleanup should be followed by a bar-b-que for all participants. All in all the clean up was a great way to spend a Saturday morning, sharing some laughs with your neighbors and doing something good for our community.

You may have noticed the folks dressed in orange shirts on the roadside Saturday, April 1<sup>st</sup>. It wasn't an April Fool's Joke. It was Cross Roads Road-Side Clean Up. Over 30 volunteers met at Town Hall and picked up trash all over town. The volunteers worked to insure that roadside litter does not diminish the beautiful environment of our community.

The most unexpected item found was folding money. It was a \$1.00 bill and several people tried to convince Danny Prins that they had lost one just like it. The largest item was a treadmill and the most unusual was a computer, both found on Fishtrap. Danny Prins and Bill Bacon retrieved these two gems.

A smashed mailbox was recovered (beyond repair) on Potter Shop. Credit goes to Eric Hauf and Doug Dickinson.

The Oak Bluff community cleaned up on Hwy 380 west of Fish Trap. It looks great! They mowed, moved dirt and picked up many bags of trash. Thanks to Kim and Jacob Ortolani for organizing Oak Bluff folks.

A special thank you to the gentlemen who volunteered their time, trucks, and trailers to help pick up the bags filled by volunteers, Randy



time and labor: Paul and Sheri Hudak, Harv and Kay Kitchens, Tony and Janis Russo, Virden and Elva Seybold, Dick and Nancy Weston, Dave and Sue Weaver, Randy and Laurel Wallace, Bill and Gale Bacon, Danny and Barb Prins, Marcia McNutt, Marlene Rebhan, Monnie and Katherine Ritchie, Doug Dickinson, Larry Fisher, Jonathan and LQ Vann, Beverly Davidson, Gary and Judy Davis, Alan, Naomi, and Eric Hauf, Kim and Jacob Ortolani and the other Oak Bluff residents, and finally the two gentlemen who picked up Doc Griffin Road. There are others who brought trash to the



*Editor's Note: A VERY SPECIAL THANK YOU to Alan and Naomi Hauf who spent many hours organizing and coordinating this effort. A job well done!!!!*

## COMMUNITY BULLETIN BOARD

### Welcome to our new neighbors in Cross Roads:

- A very warm welcome back to Charlie and Sally Williams who return to their home at 3301 W. Oak Shores after a two year absence from Cross Roads
- Bill and Virginia Nichols, 1601 Oak Shores Ct.
- Stuart McBride and Bridgett Snell, 1100 W. Oak Shores Drive
- Wade Swift, 1300 W. Oak Shores Drive
- Todd and Rebecca Wostrel, 2001 Oak View Court

### FROM THE DESK OF THE TOWN ADMINISTRATOR...By Katherine Ritchie

Dear Cross Roads friends I would like to introduce you to my new administrative assistant and friend if you haven't already had the pleasure. Her name is Judy Moudy. Judy has been working for you since February. Judy's extensive professional public service background has helped her fit into the job nicely. Judy is an animal lover thankfully, especially since Mayor Pro-Tem Harvey the Cat will be sharing desk space

with her. Judy presently lives in Mountain Springs but has lived and worked in Denton the past 27 years. Please come by and introduce yourself and let us help you in anyway we can. Have a pleasant summer and remember to vote May 13<sup>th</sup> at Town Hall.

I am also very pleased to report on the improvements to the Town Hall landscaping. I have two local businesses to thank for their help.

LandArt located on Mill Creek Road has made a very generous donation in partnering with the town in installing the irrigation system and planting. J.B. Brown & Associates on Oak Bluff has helped with the brick planter edging and the engraved brick installation under the flag poles. These two local businesses have contributed greatly and I hope you will remember them if you need similar work done.

## NEW BUSINESS COMES TO CROSS ROADS... LONE STAR CONSIGNMENTS

Anne Tatum says she always wanted to own a consignment shop and with the help of her husband Paul they celebrated their grand opening of *Lone Star Consignments* on March 22.

Anne and Paul moved from Dallas to Oak Point in February 2005. When the property located at 8801 Hwy. 380 became available Anne says she knew it was for her and for the business she always wanted to have.

Lone Star Consignments caters to both buyers and consigners. They are always looking for items to put on consignment. Their current inventory includes such items as furniture, housewares, collectibles, antiques, wall décor, lamps and garden items. One entire room is

dedicated to baby furniture, clothes, toys and related baby items. Anne says "we have everything from Waterford to water skis".

Lone Star Consignment is open

Monday through Saturday 10:00 a.m. to 6:00 p.m. and on Sunday 1:00 p.m. to 5 p.m. They are located at 8801 W. Hwy 380 (just west of the Prairie House). You may reach them at 940-365-3500.



The Town of Cross Roads  
1401 FM 424  
Crossroads, TX 76227



THE TOWN OF  
CROSS ROADS, TX.

*Harv Kitchens, Mayor*  
*Ross Schraeder, Mayor Pro Tem*  
*Michelle Meek, Council Member*  
*Dan Prins, Council Member*  
*Janis Russo, Council Member*  
*Viriden Seybold, Council Member*  
*Katherine Ritchie, Town*  
*Administrator*  
*Judy Moudy, Admin. Asst.*  
*Laurel Wallace, Editor*

Town of Cross Roads  
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Crossroads, TX 76227

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## DATES TO REMEMBER

Town Council meetings are the second Monday of each month, 7:00 p.m. at the Town Hall.

Planning and Zoning Commission meets the fourth Tuesday of each month, 7:00 p.m. at the Town Hall.

Comprehensive Planning Committee meets the second Wednesday of each month, 7:00 p.m. at the Town Hall.

Road Repair Committee meets at 7:00 p.m. on the Wednesday prior to the Council Meeting on the second Monday each month at Town Hall.

All meetings are posted on the Town Hall bulletin board 72 hours prior to meeting.

Town Hall will be closed in observance of the following Holidays: Monday, May 29th in observance of Memorial Day and Monday July 3rd in observance of Independence Day.

HAPPY FOURTH OF JULY

