

**MINUTES OF TOWN COUNCIL MEETING  
FOR THE TOWN OF CROSS ROADS  
TUESDAY, FEBRUARY 22, 2022 AT 7:00 P.M.**

**LOCATION: IN PERSON at  
1401 FM 424, CROSS ROADS, TEXAS  
Or  
VIRTUALLY VIA ZOOM**

1. Call to Order – 7:01 P.M.
2. Roll Call: **Mayor Tompkins, Council Members Phillips, Meek, King, Gaalema, and White-Stevens**
3. Invocation – Stephen Barton
4. Pledge of Allegiance – Donna Butler
5. Council Members' announcements and updates.  
**Council Member White-Stevens – Planning and Zoning Commission meetings and training**
6. Committee and Commissions Announcements and Updates.  
**John Knox provided an update Municipal Development District Board  
Blanche Dillon provided an update on the Historical Committee  
David Lawson and Sharon Baca provided an update on the Connectivity Committee**
7. Mayor's announcements and updates.  
**The Mayor provided updates on business and development, sales tax income, US 380 construction, and consideration of reestablishing Road Committee**
8. Citizen Input for Items ON and OFF the Agenda.  
**Dwayne Wilson, 190 Las Colinas Trail, Zoom and audio issues**

**CONSENT AGENDA**

9. Consider approval of the January 24, 2022 Council Meeting Minutes.
10. Consider approval of the January 2022 Financials.
11. Consider approval of a resolution authorizing continued participation in the Atmos Cities Steering Committee.  
  
**Motion to approve Consent Agenda, after pulling Item 12  
Made by Gaalema;  
Second by Phillips;  
Passed unanimously.**
12. Consider acceptance of the 2021 Cross Roads Police Department's Racial Profiling Analysis.  
**Motion to approve  
Made by White-Stevens;  
Second by Phillips;**

**Passed unanimously.**

**CONVENE INTO BOARD OF ADJUSTMENTS – 7:46 P.M. to 8:00 P.M.**

13. Discuss and consider action on a request from property owner Jason Harris appealing the Building Official's denial of a building permit and requesting a variance from the setback regulations to allow for an approximate 25' side yard setback where a 15' side yard setback is required for a pool house located at 3400 Hickory Chase Dr. (2021-1123-01VARIANCE)

**Motion to approve**

**Made by King;**

**Second by Meek;**

**King – Yes**

**Meek – Yes**

**White-Stevens – No**

**Gaalema – No**

**Phillips – No**

**Motion failed 3 to 2.**

Town Administrator Gilbert indicated the property owner would be required to demolish the structure as a result of the vote. Ms. Gilbert stated the Board Members could reconsider their motion. No action was taken to reconsider the motion.

**RECONVENE INTO REGULAR TOWN COUNCIL MEETING – 8:00 P.M.**

14. Discuss and consider action on an application for a civil/landscape plan and technical site plan for property generally located at 11150 US HWY 380 for Salad and Go. (2022-0103-02TSP)

**Motion to approve contingent on Engineer's comments:**

1. **Verifying location of fire hydrant and confirming appropriate access;**
2. **Confirm drainage calculations and size, type and location of trench drain;**  
**and,**
3. **Verify elevation of drainage system.**

**Made by White-Stevens;**

**Second by Gaalema;**

**Passed unanimously.**

15. Discuss and consider action on application for a building permit for property generally located at 11150 US HWY 380 for Salad and Go. (2022-0103-03C)

**Motion to approve with confirmation of 80% earth tone exterior colors**

**Made by White-Stevens;**

**Gaalema made a friendly amendment to confirmation of 70% earth tones**

**Motioner White-Stevens accepted amendment;**

**Second by Meek;**

**Passed unanimously.**

16. Discuss and consider action on application for a technical site plan and landscape plan for property generally located at 11851 US HWY 380 for Chick-Fil-A. (2021-1124-01TSP)

**Motion to approve contingent on clarifying the caliper size of trees to be removed and required caliper of the replacement trees**

**Made by Gaalema;**

**Second by Phillips;**

**Passed unanimously.**

17. Discuss and consider action on application for a building permit for property generally located at 11851 US HWY 380 for Chick-Fil-A. (2021-1209-01C)

**Motion to approve contingent on Building Official's comments:**

1. **Provide site lighting calculations to verify site meets maximum 80,000 lumen per acre requirement. Calculations must include existing lighting as well as new lighting. (None provided)**
2. **Provide easement encroachment approval from Mustang Special Utility District.**

**Made by Phillips;  
Second by Meek;  
Passed unanimously.**

18. Discuss and consider action on a request from Southern Wind Pools on behalf of property owners Norman and Adriana Schisler appealing the Building Official's denial of a pool permit and requesting a variance from the setback regulations established per Building Code requirements to allow for an approximate 3'2" setback from the existing home where a 5' setback is required for a pool located at 161 Las Colinas. (2021-1209-01Pool)

**Motion to approve**

**Made by Phillips;  
Second by Meek;  
Passed unanimously.**

19. Discuss and consider action on roads to present to Denton County for participation in the upcoming road bond program.

**Motion to add Oak Grove and Turner Road [future east/west collector] to Staff's list and present to Denton County:**

1. **Moseley Road from US 380 to Tipps Road**
2. **New Hope Road from Bridle Ridge Ranch Road to Fish Trap Road**
3. **Potter Shop Road (North) from US 377 to US 380**
4. **Dr. Griffin Road from New Hope Road to US 377**
5. **Fish Trap Road (East) from FM 424 to Dr. Sanders Road**
6. **Keyes Lane from Tipps Road to Millcreek Road**

**Made by Phillips;  
Second by Meek;  
Passed unanimously.**

20. Consider a resolution appointing a member to fill a vacancy on the Parks and Recreation Board.

**Motion to appoint James Knicker as a full Member in Place 4 and Shelly Huss as an alternate**

**Made by Gaalema;  
Second by King;  
Passed unanimously.**

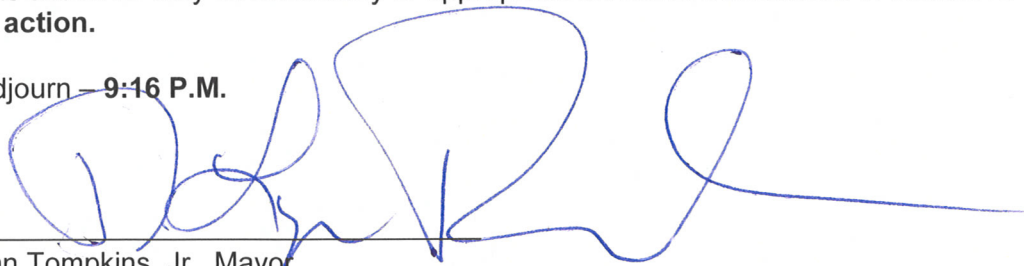
**EXECUTIVE SESSION – 8:32 P.M. to 9:16 P.M.**

21. The Town Council will convene into Executive Session pursuant to Texas Government Code, annotated, Chapter 551, Subchapter D for the following:

- a. Section 551.071 Consultation with Attorney – Pending litigation James Edland v. Town of Cross Roads, Texas, Case No. 22-0056-362.
- b. Texas Government Code, Section 551.074 discuss the duties of a public officer or employee: Police Chief and Town Administrator

22. Take action as may be necessary or appropriate on matters discussed in Executive Session.  
**No action.**

Adjourn - 9:16 P.M.

A large, stylized handwritten signature in blue ink, consisting of several loops and a long horizontal tail.

T. Lynn Tompkins, Jr., Mayor

A handwritten signature in blue ink, appearing to read 'Donna Butler' in a cursive style.

Donna Butler, Town Secretary