

CROSS ROADS TIMES



January 2024

PRESENTED BY THE CROSS ROADS
MUNICIPAL DEVELOPMENT DISTRICT

FROM THE MAYOR'S DESK



T. LYNN TOMPKINS, JR.
MAYOR OF CROSS ROADS

Welcome 2024!

As we enter into a new year, I am excited to announce a partnership that has been over 15 months in the making. In the fall of 2022, Denton ISD (DISD) notified the Town of a contract to purchase land formerly owned by Volunteer Enterprises which was zoned as a planned development known as “Cross Roads Market Square.” The proposed Cross Roads Market Square was approved in January 2020 and included retail, entertainment and approximately 286 multifamily units near the southeast corner of US 380 and Naylor Road.

DISD ultimately acquired the Cross Roads Market Square property, along with several parcels of land that was planned to be future phases of the Oak Hill Ranch subdivision. The district communicated to the Town their desire to build High School No. 5 as well as a career and technical education (CTE) facility. Through intensive discussions, we came to an agreement with the school district that is outlined in Memorandum of Understanding (MOU) adopted by the Cross Roads Town Council on December 11, 2023, and the DISD School Board on December 12, 2023. This MOU will serve as the outline for future agreements related to the development of the High School No. 5, the CTE and future retail at the former Cross Roads Market Square property. DISD will construct the high school and CTE on approximately 113 acres of land that was to be future phases of Oak Hill Ranch, while the property that was to be Cross Roads Market Square will be developed through a joint partnership venture whereby the Town and DISD each own a 50% interest in approximately 29.5 acres and the Town is granted a 2.5 acre tract of land for a future government facility. Developing the 29.5 acres as commercial and retail will help the Town continue to grow its sales tax base, while providing taxable property for the school district.

DISD has committed to helping the Town further aspects identified by our residents in the Cross Roads Vision 2035 plan while providing a community based educational environment for students. Of significant importance to me, on a personal level, is the school district has committed that they will not utilize any of their property in Cross Roads for a bus barn or bus storage facility. Further in this newsletter, you will see additional information related to the MOU. If you have any questions or concerns, I would encourage you to email me at l.tompkins@crossroadstx.gov.

Respectfully, Mayor T. Lynn Tompkins, Jr.

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CROSS ROADS & DISD PARTNERSHIP

MEMORANDUM OF UNDERSTANDING

What is an Memorandum of Understanding (MOU)?

A MOU is a document that sets forth a general understanding between two or more parties used for the purpose of guiding the development of future agreements. In this case, it is a general understanding that was approved by the Cross Roads Town Council on December 11, 2023, and by the Denton ISD School Board on December 12, 2023, that will be used as the basis to craft agreements related to the development of property owned by Denton ISD.

BACKGROUND INFORMATION

Denton ISD acquired three parcels in late 2022:

- A 32-acre parcel described in the MOU as the “Cross Roads Property” that had previously been approved by the Town of Cross Roads as a Planned Development in January 2020 under the general name the Cross Roads Market Square. This Planned Development consisted of approximately 11 acres of multifamily property and 21 acres of commercial property.
- Several tracts totaling approximately 113 acres of land (described in the MOU as the “High School No. 5 Property” that had previously been identified as future phases of the Oak Hill Ranch subdivision.
- An 80-acre parcel of land running between Naylor Road and S. Potter Shop Road approximately 450 feet south of US 380 (described in the MOU as the “Connector Parcel”)

The Town of Cross Roads owns a 5-acre parcel on Naylor Road previously deeded to the Town from the developers of the Oak Hill Ranch subdivision.

CROSS ROADS VISION 2035 PLAN

The Town of Cross Roads adopted the Cross Roads Vision 2035 Plan in September 2021 after receiving feedback from over 500 community members regarding desires for the future development of the Town of Cross Roads.

The partnership between Denton ISD and the Town of Cross Roads lays the framework for the implementation of several aspects of the Vision 2035 Plan including:

- Roadways/bypasses around US 380 through the installation of the east/west collector road that will be constructed with Denton County Road Bond funds to service the new high school proposed to open in August 2027;
- Diversity of restaurants;
- A location for public events and festivals;
- Constructing walking, biking and hiking trails;
- Diversifying local businesses and providing for more boutique and local shops;
- More green space for public use;
- High speed internet access; and,
- Increased sense of community.

Additionally, the partnership provides resources that allow the Town to continue with what survey respondents identified as why they live in Cross Roads including:

- No municipal property taxes;
- Large acreage lots;
- Small community that is close to shopping and medical facilities;
- Open space;
- Land for animals; and,
- A safe place to live.

MORE DETAILS COMING SOON!

2024 CROSS ROADS EVENTS

30TH MARCH, SATURDAY 
EGGSTRAVAGANZA *

EVERY SATURDAY, MAY - AUGUST
SUMMER MARKETS

21ST SEPTEMBER, SATURDAY
2ND ANNUAL FOUNDER'S DAY *

19TH OCTOBER, SATURDAY
FALL MARKET

16TH NOVEMBER, SATURDAY
FALL MARKET - VETERAN'S & FIRST RESPONDERS APPRECIATION DAY

14TH DECEMBER, SATURDAY
HOLIDAY MARKET - WINTER FEST

***SPONSORSHIP OPPORTUNITIES AVAILABLE - EVENTS@CROSSROADSTX.GOV**

9/21/24

FOUNDER'S DAY SPONSORSHIP LEVELS



EVENTS@CROSSROADSTX.GOV

AROUND TOWN

HISTORICAL MINUTES

01-09-1978

The Mayor presented a request from the City of Denton requesting permission from the Town of Cross Roads to extend their landfill site. Town Council directed the Town Secretary to write a letter to Denton explaining that Cross Roads had no intention of overriding our zoning ordinance which strictly prohibits landfills and dumps.

01-25-1988

The Mayor read a letter proposing an inter-local agreement for health services between Denton County and Cross Roads. The Council approved the services proposal.

01-20-1997

The Mayor informed Council that the Mayor of Krugerville reached out about the possibility of joining the two towns into one. The following was quoted at the meeting: “we are not joined, they are dry, we are wet, they have property tax, we don’t”. This agenda item was determined to need further study. This agenda item later died and the two municipalities remain separate.

01-14-2008

Town Council approved a \$6,000 park improvement budget to care for five stressed trees and materials to build park benches, picnic tables, and a post and cable fence between the road and the park trees.

01-21-2013

The Council approved Ordinance #2013-0121-01 which revised the Town’s architectural guidelines.

THERE’S A NEW HEALTH INSPECTOR IN TOWN!

Introducing Bradley Strange, a dedicated food safety professional shaping the landscape of local communities. A proud graduate of the University of Memphis in 2016.

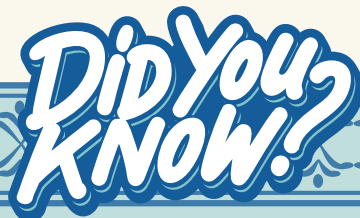
Bradley relocated to the Dallas-Fort Worth area after college and has worked with local health departments including the City of Richardson, the City of Grand Prairie, and the City of Rowlett.

In 2019, he founded Instant Inspector, a company committed to serving municipalities and private entities across DFW and the greater Houston area.

Beyond his work in food safety, Bradley finds fulfillment in exploring national parks, hanging out with friends, and walking his dog Tucker.

Bradley looks forward to working closely with the Town of Cross Roads by protecting public health in its restaurants. Let's create a safer and enjoyable dining experience for everyone.

Article by Bradley Strange



You can view local health inspection results on the Town’s website! You not only have access to each score but also the report that explains how the score was determined.

You can find these inspections at crossroadstx.gov/healthinspections

TOWN HALL UPDATES

2024 TOWN COUNCIL MEETING SCHEDULE

- Tuesday, **January 16th**, 2024 - Moved due to Martin Luther King, Jr. Day
- Monday, **February 5th**, 2024
- Tuesday, **February 20th**, 2024 - Moved due to President’s Day
- Monday, **March 4th**, 2024
- Monday, **March 18th**, 2024
- Monday, **April 1st**, 2024
- Monday, **April 15th**, 2024
- Monday, **May 6th**, 2024
- Wednesday, **May 15th**, 2024 - Moved to Canvas Election Results
- Monday, **June 3rd**, 2024
- Monday, **June 17th**, 2024
- Monday, **July 15th**, 2024
- Monday, **August 5th**, 2024
- Monday, **August 19th**, 2024
- Monday, **September 16th**, 2024
- Monday, **October 7th**, 2024
- Monday, **October 21st**, 2024
- Monday, **November 4th**, 2024
- Monday, **November 25th**, 2024
- Monday, **December 9th**, 2024 - Moved due to holidays

GENERAL ELECTION REGISTRATION

The 2024 General Election for the Town of Cross Roads will be held on the first Saturday in May. Candidate applications and campaign finance reports must be filed with the Town Secretary at Town Hall, located at 3201 US 380, Suite 105, Cross Roads, Texas.

The three candidate positions up for election this May are those currently held by Mayor Tompkins, Council Member Meek, and Council Member Housewright.

Important Dates:

- **Wednesday, January 17th, 2024** is the **first** day to file an application for a place on the general election ballot.
- **Friday, February 16th, 2024 until 5:00pm** is the **last** day to file for a place on the general election ballot.
- **Thursday, April 4th** is the last day to register to vote.
- Early Voting Dates and Locations are to be determined and will be posted when available.
- **Saturday, May 4th, 2024** from 7:00am to 7:00pm is Election Day.

Resources:

- Denton County Election Information – www.votedenton.com
- Secretary of State Election Information and Candidate Forms – www.sos.state.tx.us
- Texas Ethics Commission for Campaign Finance Information – www.ethics.state.tx.us
- Town of Cross Roads Election Information – www.crossroadstx.gov/town-secretary/pages/elections

For general information, you may contact the Town Secretary, Donna Butler at d.butler@crossroadstx.gov.

WEATHER PREPAREDNESS

KNOW YOUR WINTER WEATHER TERMS

Winter Storm Warning

Issued when hazardous winter weather in the form of heavy snow, heavy freezing rain, or heavy sleet is imminent or occurring. Winter Storm Warnings are usually issued 12 to 24 hours before the event is expected to begin.

Winter Storm Watch

Alerts the public to the possibility of a blizzard, heavy snow, heavy freezing rain, or heavy sleet. Winter Storm Watches are usually issued 12 to 48 hours before the beginning of a Winter Storm.

Winter Weather Advisory

Issued for accumulations of snow, freezing rain, freezing drizzle, and sleet which will cause significant inconveniences and, if caution is not exercised, could lead to life-threatening situations.



WHAT TO DO BEFORE A WINTER STORM

Plan to Stay Warm

- Stay warm indoors to prevent hypothermia.
- Before the winter season begins, make sure you can heat your home safely. Prepare your home to keep out the cold with insulation, caulking, and weather stripping.
- Consider using an indoor thermometer or thermostat to monitor the temperature inside.
- Plan to check on loved ones and neighbors to make sure they are staying warm. This is especially important for older adults and babies.
- Drink plenty of warm fluids but avoid caffeine and alcohol.
- Avoid travel if you can.
- If you must go outside, plan to dress properly. Keep your nose, ears, cheeks, chin, fingers, and toes covered in warm, dry clothing.
- Wear layers of loose clothing, a coat, hat, mittens, and water-resistant boots. Use a scarf to cover your face and mouth.

Gather Emergency Supplies

- Gather food, water, and medicine before a winter storm. Stores might be closed, and it may be unsafe to travel.
- Organize supplies into a Go-Kit and a Stay-at-Home Kit.
 - Go-Kit: at least three days of supplies you can carry with you if you need to go somewhere else to stay warm. Include critical backup batteries and chargers for your devices (cell phone, CPAP, wheelchair, etc.)
 - Stay-at-Home Kit: at least two weeks of supplies.
- Ensure you have enough warm clothing, such as hats, mittens, and blankets, for everyone in your household.
- You may lose access to drinking water. Set aside at least one gallon of drinking water per person per day.
- Consider having emergency supplies in your vehicle, such as a blanket, warm clothing, a first aid kit, and boots.



BE CAUTIOUS WITH THE CROSS ROAD PD



Now that winter is here, there is a high chance of hazardous winter weather. Here are a few things the CRPD would like you to keep in mind this season:

Snow, Sleet or Ice, winter weather can create extremely hazardous road conditions. Last January icy roads resulted in 9 crashes and 31 motorist assists in just two days.

When forecasts predict snow and ice prepare ahead, get to the stores and pick up those necessities so that you don't have to travel in the hazardous conditions. If you do find yourself out driving, slow down. Its harder to control or stop your vehicle on the slick surfaces. Increase your following distance so you have plenty of time to stop for people ahead of you.

The Cross Road Times
3201 US HWY 380, Suite 105,
Cross Roads, TX 76227

GET CONNECTED!

SCAN ME



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Town of Cross Roads:
www.facebook.com/TownofCrossroads

Cross Roads Parks & Rec/Market:
www.facebook.com/CRTXPARKSANDREC

The Town of Cross Roads, TX

Elected Officials:

T. Lynn Tompkins, Jr., Mayor
David Meek, Mayor Pro Tem
Ron King, Council Member
Steve Zuczek, Council Member
Chris Paus, Council Member
Stephanie Housewright, Council Member

Staff:

Kristi Gilbert, Town Administrator
Shaun Short, Police Chief
Donna Butler, Town Secretary

The Cross Road Times
3201 US HWY 380, Suite 105,
Cross Roads, TX 76227

Phone: 940-365-9693
Fax: 940-665-6898
news@crossroadstx.gov

DATES TO REMEMBER

- Town Council meetings are on the 3rd Monday of each month. at 6:00 pm at the Police Department and on Zoom. Please join us and become involved in your Town.
- Planning and Zoning Commission meets the 1st Tuesday of each month, 7:00 pm at the Police Department and on Zoom.
- Park and Recreation Committee meets on the first Wednesday of each month at 6:00 pm at the Police Department.
- Municipal Development District meets on the 2nd Thursday of each month at 6:00 pm at the Police Department.

All meetings, agendas, and support materials are posted online at least 72 hours prior to the meeting. For additional information, please contact the Town Secretary.