



DOUBLE OAK

Town of Double Oak
Town Council – Public Meeting

Double Oak Town Hall
320 Waketon Road, Double Oak
TX 75077
Monday, April 19, 2021
7:00 p.m.

OUT OF RESPECT FOR ALL THOSE IN ATTENDANCE, PLEASE REFRAIN FROM TALKING TO OTHER MEMBERS OF THE AUDIENCE DURING THE MEETING

- I. Opening: Call to Order
Roll Call
Invocation
Pledge of Allegiance – American Flag
Pledge of Allegiance – Texas Flag

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

***The Town of Double Oak welcomes
Commissioner Dianne Edmondson***

***The Town of Double Oak welcomes
Boy Scouts of America***

***Proclamation Recognizing April as
National Child Abuse Prevention Month***

Presentations - Awards

II. Citizens comments

III. Consent Agenda - All consent agenda items listed are considered to be routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda. Information concerning consent agenda items is available for public review.

1. Consideration on minutes from the April 5, 2021 meeting.

IV. Mayor, Council Members and Staff reports:

2. Mayor and Council
3. Public Works - Code Enforcement – Animal Control
4. Engineering
5. Administration
6. Public Safety
7. Roads and Drainage Committee

V. New business agenda (consideration and action):

8. Presentation on County Government Month

Presentation: Denton County Commissioner Pct.4
Dianne Edmondson

9. Boy Scout Joey Schoenrade Eagle Scout project presentation.

Presentation: Boy Scout Joey Schoenrade

10. **Public Hearing** on a request from Grayson Ceballos to replat 6000 Pepperport Lane, Tract 5 of the North Shiloh Addition and 5801 Pepperport Court, Block A Lot 7 of the Estates of Pepperport Addition.

- a. Opening of public hearing
- b. Closing of public hearing

11. Discussion, consideration, and action on a request from Grayson Ceballos to replat 6000 Pepperport Lane, Tract 5 of the North Shiloh Addition and 5801 Pepperport Court, Block A Lot 7 of the Estates of Pepperport Addition.

Presentation: Assistant Town Secretary Lynn Jones

12. Council – staff announcements and comments:

- May 1, 2021 Municipal Election Day

The following candidates will appear on the ballot:

MAYOR

Von Beougher

COUNCIL MEMBER (2 SEATS)

Patrick Johnson

Scott Whisenhunt

Casey Garrison Parsons

- Double Oak Town Hall will be an early voting and election day voting site.

13. Adjournment

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the Town Attorney, or on any other item covered under the code, on any agenda item listed herein.

The Town of Double Oak reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

I certify that the above notice of meeting was posted by Thursday, April 16, 2021 by 4:00 p.m. on:

- 1) Bulletin boards located in the Town Hall Parking Lot at 320 Waketon Road, Double Oak, Texas
- 2) On the Town's website (<https://doubleoak.texas.gov>)



Town Secretary

PUBLIC PARTICIPATION If you wish to address the Council, please sign the "CITIZENS WHO WISH TO SPEAK TO THE TOWN COUNCIL" sheet before the meeting begins. Pursuant to Section 551.007 of the Texas Government Code, citizens wishing to address the Council for items listed as public hearings will be recognized when the public hearing is opened. For citizens wishing to speak on a non-public hearing item, they may either address the Council during the Citizen Comments portion of the meeting or when the item is considered by the Town Council.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the Town Secretary's office at 972.539.9464, fax 972.539.9613 or email to eileen.kennedy@doubleoak.texas.gov for additional information.

PROCLAMATION RECOGNIZING

CHILD ABUSE PREVENTION MONTH

WHEREAS child sexual abuse occurs in our community every day, with traumatic effects on children and families, and that 1 in 10 children will be sexually abused before age 18; and

WHEREAS in 2020, Children's Advocacy Center for North Texas provided 45,564 direct client services to 3,745 unduplicated clients (a 19% rise in clients from the year before); and

WHEREAS Children's Advocacy Center for North Texas conducted 1,216 forensic interviews and provided 14,300 therapy sessions to clients facing trauma, which at its most basic is anything that overwhelms the brain's ability to cope; and

WHEREAS Children's Advocacy Center for North Texas and our over 50 multi-disciplinary partners, including the Double Oak Police Department, collaborate on strategies that aid investigators and prosecutors without causing further harm to the child, increasing the likelihood of a successful outcome in court and of long-term healing for the abused child, the most vulnerable of crime victims; and

WHEREAS, every child is entitled to be loved, cared for, nurtured, feel secure and be free from verbal, sexual, emotional, and physical abuse, and neglect; and

WHEREAS it is the responsibility of every adult who comes in contact with a child to protect that child's inalienable right to a safe and nurturing childhood and to report suspected child abuse to the Texas Abuse Hotline; and

WHEREAS our communities are stronger when all citizens are aware of child maltreatment prevention and support caregivers raising children in a safe and nurturing environment; and

WHEREAS, effective child abuse prevention programs succeed because of partnerships created among social service agencies, schools, faith communities, civic organizations, law enforcement agencies, and the business community.

NOW, THEREFORE, the Town of Double Oak does hereby proclaim April as:

CHILD ABUSE PREVENTION MONTH

AND WE CALL UPON ALL CITIZENS, community agencies, faith groups, medical facilities, and businesses to support non-profits such as Children's Advocacy Center for North Texas empower child abuse victims, their families, and our community through education, healing, and justice, thereby preventing child abuse and strengthening the communities in which we live.

PROCLAIMED this 19th day of April 2021.

Mayor Mike Donnelly

/

UNAPPROVED-NOT FOR PUBLICATION

STATE OF TEXAS
COUNTY OF DENTON
TOWN OF DOUBLE OAK

The Double Oak Town Council met in regular session at 7:00 p.m. April 5, 2021 with the following members present to-wit:

Mike Donnelly	Mayor
Joe Dent	Mayor Pro-Tem
Billie Garrett	Deputy Mayor Pro-Tem
Anita Nelson	Council Member
Scott Whisenhunt	Council Member
Von Beougher	Council Member

Also, in attendance were Town Secretary Eileen Kennedy, and Police Chief Ruben Rivas.

The Mayor called the meeting to order at 7:00 p.m.

Mayor Pro-Tem Dent gave the invocation and Deputy Mayor Pro-Tem Garrett lead the Pledge of Allegiance to the American and Texas flags.

II. Citizens comments

None

III. Consent Agenda - All consent agenda items listed are considered to be routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda. Information concerning consent agenda items is available for public review.

1. Consideration on minutes from the March 15, 2021 meeting.

Motion Dent, second Beougher to approve the consent agenda as presented

AYE:	Garrett, Dent, Beougher
NAY:	None
ABSTAIN:	Nelson, Whisenhunt

Motion carried

IV. Mayor, Council Members and Staff reports:

2. Mayor and Council – Mayor Donnelly reported there are two Boy Scouts wanting to do their Eagle Scout projects for the town. Possibly a picnic table in the park and a bench for the porch.

3. Public Works - Code Enforcement – Animal Control –

Public Works – none

Code Enforcement – Mayor Donnelly commented that it is grass growing time and we are working with owners to get things cleaned up.

Animal Control – none

4. Engineering – There was a utility preliminary meeting on the 5th and the bid opening for Waketon Road Reconstruction Project will be on April 7.

5. Administration

Town Secretary Eileen Kennedy reported that Town Hall will be an early voting and election day site for the May 1, 2021 General Election.

6. Public Safety - none

7. Roads and Drainage Committee - None

V. New business agenda (consideration and action):

8. Discussion, consideration, and action on Republic Services Household Hazardous Waste/E-Waste Event.

Jeri Harwell, Municipal Sales Manager with Republic Services, reported Republic Services will be hosting a Household Hazardous Waste event at Town Hall on May 8, 2021 from 9:00 a.m. to 12:00 p.m. Ms. Harwell will provide a brochure for the town to share with our residents.

The general consensus of the council was to approve the Household Hazardous Waste event on May 8, 2021 from 9:00 a.m. to 12:00 p.m.

Mayor Donnelly skipped to item 11. in the agenda order.

11. Discussion, consideration, and action on a resolution nominating one member to the Board of Managers of the DENCO Area 9-1-1 District.

Sue Tejml, current member of the Board of Managers of DENCO 9-1-1 District, spoke to the council and asked for their support on nominating her for another term.

Jim Carter, 1005 Road Runner Road, Bartonville, spoke in support of Ms. Tejml.

Motion Whisenhunt, second Beougher to approve a resolution nominating Sue Tejml to the Board of Managers of the DENCO Area 9-1-1 District.

AYE: Beougher Garrett, Dent, Whisenhunt, Nelson
NAY: None
ABSTAIN: None

Motion carried

10. Discussion, consideration, and action on filling a vacancy on the Planning and Zoning Commission.

No action taken.

Mayor Donnelly went back to the agenda order.

9. Discussion, consideration, and action on an outdoor weather warning siren.

Mayor Donnelly gave a briefing for another weather warning siren for the town.

No action taken.

12. Council – staff announcements and comments:

- Billie Garrett reported the Double Oak Women’s Club Easter Egg Hunt in the John B. Wright Park at Double Oak Town Hall was a huge success. Ms. Garrett also reported the Women’s Club will have an ice cream social in May.
- May 1, 2021 municipal election day

The following candidates have filed for a place on the ballot:

MAYOR

Von Beougher

COUNCIL MEMBER (2 SEATS)

Patrick Johnson

Scott Whisenhunt

Casey Parsons

- Double Oak Town Hall will be an early voting and election day voting site.

13. Adjournment

With no further business to come before the Council, motion Dent, Garrett second, the meeting was adjourned at 7:58 p.m.

Eileen Kennedy, Town Secretary

Mike Donnelly, Mayor



**TOWN COUNCIL MEETING
AGENDA ITEM #
April 19, 2021**

PUBLIC HEARING: Public hearing on a request from Grayson Ceballos to replat 6000 Pepperport Lane, Tract 5 of the North Shiloh Addition and 5801 Pepperport Court, Block A Lot 7 of the Estates of Pepperport Addition.

AGENDA ITEM: Consideration and action on a request from Grayson Ceballos to replat 6000 Pepperport Lane, Tract 5 of the North Shiloh Addition and 5801 Pepperport Court, Block A Lot 7 of the Estates of Pepperport Addition.

STAFF CONTACT: Lynn

DESCRIPTION: Before the replat was filed at the courthouse that was approved by the town council on October 19, 2020 a mistake on the replat was found. The parties decided to start the process of replatting from the beginning.

ATTACHMENTS: Application for replat
 Authorized agent affidavit
 Map showing the difference in the first replat and the second
 Map showing the current requested replat
 Half engineering approval of replat
 Letters to property owners within 200 feet of replat property
 Public hearing notice

RECOMMENDED ACTION: Approval as recommended by the Planning and Zoning Commission.
 7 ayes
 0 nays



TOWN OF DOUBLE OAK
 320 WAKETON ROAD
 DOUBLE OAK, TEXAS 75077
 (972) 539-9464

DOUBLE OAK

Applicant Information:

Name: Gregson CeBallas
Address: 220 Elm Street, Suite 200
Lewisville, TX 75057
Email: gregson.ceballas@windrow.com
Interest in Property: _____
Telephone Numbers:
Home: _____ **Work:** 972-370-5871
Cell: _____ **Fax:** _____

For office use only	Request Number: _____
	Date Prepared: _____
	Application For:
	Zoning Change Request <input type="checkbox"/>
	Zoning Variance Request <input type="checkbox"/>
	Preliminary Development Plan <input type="checkbox"/>
	Final Development Plan <input type="checkbox"/>
	Replat <input checked="" type="checkbox"/>
	Site Plan <input type="checkbox"/>
	Sign <input type="checkbox"/>
	Subdivision of Property <input type="checkbox"/>
Oil & Gas Drilling Variance <input type="checkbox"/>	
SUP Renewal <input type="checkbox"/>	

Double Oak Property Address:

6000 Peppercorn Lane

Property Owner:

Name: Arthur & Susan Seguin
Address: 6000 Peppercorn Lane

Fee: \$ 750.00
Date Paid: 3/11/2021
Telephone: _____
Fax: _____

Legal Description of Property:

Lot: 7 **Block:** _____ **Subdivision:** Peppercorn Estates
Acreage: 5.476 **Lot Frontage:** 496.85' **Lot Depth:** 315'

Name of Licensed Surveyor or Professional Engineer:

Mark N. Peoples 6443 972-370-5871
 Name License Number Telephone Number

Description of Request: 1 tract @ 1 Recorded Lt into 2 newly recorded Lts
Current Zoning: _____

Proposed Land Usage: Residential

All engineering fees shall be paid by applicant

Gregson CeBallas 3-10-21
 Signature of Applicant Date

Gregson Jones 3/11/2021
 Received by Date

P2 4/6/21 3/11/21 - 4/6/21 27 days
Council 4/19/21

Tuesday, September 1, 2020
6000 Pepperport Lane
Town of Double Oak, Denton County, Texas
Page 1 of 1



Letter of Consent:

To Whom It May Concern

We, Arthur Seguin, Susan Seguin, Christian Mann, Rachelle Mann, Antonio Pacheco and Angelina Pacheco, give Grayson CeBallos and Windrose Land Services the authority to submit this plat on my behalf for the property located at or around 6000 Pepperport Lane.

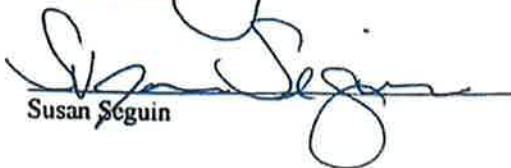
I understand we are platting this property into two separate lots -

With any future questions please contact Grayson CeBallos at Windrose Land Services at 972-370-5871 or graysonceballos@windroseservices.com

Respectively,



Arthur Seguin




Susan Seguin



Christian Mann



Rachelle Mann



Antonio Pacheco



Angelina Pacheco



6000 Pepperport Lane is selling some of their property to 5801 Pepperport Court.

The red line is the current property line between the two properties.

The yellow indicates the property that will be added to 5801 Pepperport Court in the re-plat.

In yellow is the replat that came before you on 10/19/2020

In green is the change that was made from the first replat to the second replat



March 29, 2021
AVO 037946.121 Phase 001

Ms. Eileen Kennedy
Town of Double Oak
320 Waketon Road
Double Oak, TX 75077

**RE: Peppertport Lane Preliminary Replat of Lot 7
3rd Review**

Dear Ms. Kennedy:

We have reviewed the updated submittal from Windrose and recommend approval of the Replat with the revisions shown on the attached mark-up.

Please let me know if you have any questions.

Sincerely,

HALFF ASSOCIATES, INC.

A handwritten signature in blue ink, appearing to read "S. D. Templer", is written over a faint, illegible printed name.

Steven D. Templer, PE
Senior Project Manager

C: Lynn Jones – Assistant Town Secretary
Attachments: red-line containing mark-up

HALFF ASSOCIATES, INC.

4000 FOSSIL CREEK BOULEVARD
FORT WORTH, TX 76137-2720

TEL (817) 847-1422
FAX (817) 232-9784

WWW.HALFF.COM



TOWN OF DOUBLE OAK

320 Waketon Road
Double Oak, Texas 75077
972.539.9464

March 19, 2021

SUBJECT: Planning and Zoning Commission and Town Council Public Hearing

The Planning and Zoning Commission of the Town of Double Oak, Texas, will hold a public hearing at 7:00 o'clock, p.m., on Tuesday the 6th day of April 2021, upon a request from Grayson Ceballos to replat 6000 Pepperport Lane, Tract 5 of the North Shiloh Addition and 5801 Pepperport Court, Block A Lot 7 of the Estates of Pepperport Addition.

The Town Council of the Town of Double Oak, Texas, will hold a public hearing at 7:00 p.m., on Monday the 19th day of April 2021 to consider and act on the request and recommendation from the Planning and Zoning Commission.

Both public hearings will be held at Town Hall at 320 Waketon Road, Double Oak, Texas.

Should you have any questions, please call (972) 539-9464.

All interested parties are encouraged to attend.

Lynn Jones
Assistant Town Secretary
Court Administrator

DENTON RECORD-CHRONICLE
P.O. BOX 369
DENTON TX 76202
(940)566-6800

ORDER CONFIRMATION (CONTINUED)

Salesperson: Legals Denton

Printed at 03/19/21 12:12 by plaga-dm

Acct #: 18211

Ad #: 34259

Status: New WHOLD WHOI

NOTICE OF PUBLIC HEARING

The Planning and Zoning Commission of the Town of Double Oak, Texas, will hold a public hearing at 7:00 p.m., on Tuesday the 6th day of April 2021, upon a request from Grayson Ceballos to replat 6000 Pepperport Lane, Tract 5, of the North Shiloh Addition and 5801 Pepperport Court Block A Lot 7 of the Estates of Pepperport Addition.

The Town Council of the Town of Double Oak, Texas, will hold a public hearing at 7:00 p.m., on Monday the 19th day of April 2021, to consider and act on the request and recommendation from the Planning and Zoning Commission.

Both public hearings will be held at the Double Oak Town Hall at 320 Wakelon Road, Double Oak, Texas. All interested persons are invited to attend and participate.

Lynn Jones
Assistant Town Secretary

drc 03/22/2021