

## Exhibit A



# TOWN OF BARTONVILLE DEVELOPMENT APPLICATION

RECEIVED

AUG 05 2024

Application Type (check all applicable):

Sketch Plat

Land Study

Preliminary

Final

Development

Replat

Amending Plat

Current Legal Description: Eagle Nest Addition Lot 1-R1

Proposed Subdivision Name: \_\_\_\_\_

In Town Limits  
ETJ

In

Current Zoning: \_\_\_\_\_

Concurrent Zoning Change Req.?  Yes (zoning change request attached)

No

Proposed Zoning (if applicable): \_\_\_\_\_

No. Proposed Lots: \_\_\_\_\_

Total Acres: \_\_\_\_\_

Seeking Waiver/Suspension:  Yes  No

If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: Mark and Tina Anderson

Phone: 214-289-8801

Address: 197 Stonewood Blvd Bartonville TX 76226

Fax: 972-318-1501

Applicant: Mark Anderson

Phone: Same

Address: 197 Stonewood Blvd Bartonville TX 76226

Fax: Same

*Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee Schedule.*

I understand that it is unlawful for any person to knowingly or willfully misrepresent, or fail to include, any information required by the Development Ordinance on this application. I further understand that misrepresentation, or deliberate omission, of facts pertaining to the land study or plat shall constitute grounds for denial of the land study or plat.

Mark Anderson Tina Anderson  
Applicant Signature

8/05/24  
Date

Office Use Only:	Fee Pd: <u>750.00</u>	Check # <u>CC Receipt # 8976</u>	Date: <u>8-5-2024</u>
Schedule:	DRC: _____	P&Z: _____	TC: _____
Zoning Change? <input type="checkbox"/> Y <input type="checkbox"/> N	From _____ to _____	Publish Date: _____	Hearing Date: _____
<input type="checkbox"/> Street Construction	<input type="checkbox"/> Public Improvements	<input type="checkbox"/> Easements	<input type="checkbox"/> Simultaneous Submit
Hearing Req? <input type="checkbox"/> Y <input type="checkbox"/> N	Tax Certificate? <input type="checkbox"/> Y <input type="checkbox"/> N		
Disbursement: <input type="checkbox"/> Gas Co.	<input type="checkbox"/> Town Engineer/Planner	<input type="checkbox"/> Town Attorney	<input type="checkbox"/> DRC Members
<input type="checkbox"/> Elec Co.	<input type="checkbox"/> Cable Co.	<input type="checkbox"/> Fire Chief	<input type="checkbox"/> Water Supply



# TOWN OF BARTONVILLE DEVELOPMENT APPLICATION

Application Type (check all applicable):

- Sketch Plat                       Land Study                       Preliminary                       Final  
 Development                       Replat                       Amending Plat

Current Legal Description: ~~Q151 SRA~~ SRA

Proposed Subdivision Name: Eagle Nest Addition     In Town Limits     In ETJ

Current Zoning: \_\_\_\_\_ Concurrent Zoning Change Req.?     Yes (zoning change request attached)     No

Proposed Zoning (if applicable): \_\_\_\_\_ No. Proposed Lots: \_\_\_\_\_ Total Acres: \_\_\_\_\_

Seeking Waiver/Suspension:     Yes     No    If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: R. Guy Hutcher and Tamera M. Hutcher  
Eagle Unlimited LP                      Phone: 817-239-4774

Address: 593 Country Court Bartonville Texas                      Fax: \_\_\_\_\_

Applicant: R. Guy Hutcher Pres. - Eagle Unlimited LP                      Phone: 817-239-4774

Address: 593 Country Ct. Bartonville Texas                      Fax: \_\_\_\_\_

*Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee Schedule.*

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R. Guy Hutcher                      Date 8-20-24  
Applicant Signature                      Date

Office Use Only:	Fee Pd: _____	Check # _____	Date: _____
Schedule:	DRC: _____	P&Z: _____	TC: _____
Zoning Change? <input type="checkbox"/> Y <input type="checkbox"/> N	From _____ to _____	Publish Date: _____	Hearing Date: _____
<input type="checkbox"/> Street Construction	<input type="checkbox"/> Public Improvements	<input type="checkbox"/> Easements	<input type="checkbox"/> Simultaneous Submit
Hearing Req? <input type="checkbox"/> Y <input type="checkbox"/> N	Tax Certificate? <input type="checkbox"/> Y <input type="checkbox"/> N		
Disbursement: <input type="checkbox"/> Gas Co.	<input type="checkbox"/> Town Engineer/Planner	<input type="checkbox"/> Town Attorney	<input type="checkbox"/> DRC Members
<input type="checkbox"/> Elec Co.	<input type="checkbox"/> Cable Co.	<input type="checkbox"/> Fire Chief	<input type="checkbox"/> Water Supply



# TOWN OF BARTONVILLE DEVELOPMENT APPLICATION

Application Type (check all applicable):

- Sketch Plat                       Land Study                       Preliminary                       Final  
 Development                       Replat                       Amending Plat

Current Legal Description: Eagle Nest Addition Lot 1-R2 and Lot 5 (660 + 654 Country Court) Bartonville, TX 76226

Proposed Subdivision Name: Eagle Nest Addition                       In Town Limits                       In ETJ

Current Zoning: RE-5                      Concurrent Zoning Change Req.?                       Yes (zoning change request attached)                       No

Proposed Zoning (if applicable): \_\_\_\_\_                      No. Proposed Lots: 1                      Total Acres: 10.841

Seeking Waiver/Suspension:                       Yes                       No                      If yes, please submit required information pursuant to Sec. 1.11 of Ordinance No. 336-03

Owner: Noah R Shah Trust FBO Noah R Shah Irrevocable Trust UA Nov 15, 2018                      Phone: 760-977-9026

Address: 1718 E Jeter Rd, Bartonville, TX 76226                      Fax: \_\_\_\_\_

Applicant: Noah R Shah                      Phone: 760-977-9026

Address: 1718 E. Jeter Rd, Bartonville, TX 76226                      Fax: \_\_\_\_\_

*Please Note: If applicant is different from current owner a notarized statement, authorizing the applicant to act as owner's agent, must accompany this application along with submittal fees in accordance with the Town's adopted Fee Schedule.*

I understand that it is unlawful for any person to knowingly or willfully misrepresent, or fail to include, any information required by the Development Ordinance on this application. I further understand that misrepresentation, or deliberate omission, of facts pertaining to the land study or plat shall constitute grounds for denial of the land study or plat.

Applicant Signature: Noah R Shah                      Date: 8/19/2024

Office Use Only:	Fee Pd: _____	Check # _____	Date: _____
Schedule:	DRC: _____	P&Z: _____	TC: _____
Zoning Change? <input type="checkbox"/> Y <input type="checkbox"/> N	From _____ to _____	Publish Date: _____	Hearing Date: _____
<input type="checkbox"/> Street Construction	<input type="checkbox"/> Public Improvements	<input type="checkbox"/> Easements	<input type="checkbox"/> Simultaneous Submit
Hearing Req? <input type="checkbox"/> Y <input type="checkbox"/> N	Tax Certificate? <input type="checkbox"/> Y <input type="checkbox"/> N		
Disbursement: <input type="checkbox"/> Gas Co.	<input type="checkbox"/> Town Engineer/Planner	<input type="checkbox"/> Town Attorney	<input type="checkbox"/> DRC Members
<input type="checkbox"/> Elec Co.	<input type="checkbox"/> Cable Co.	<input type="checkbox"/> Fire Chief	<input type="checkbox"/> Water Supply







## Exhibit B



September 5, 2024

«NAME»

«ADDRESS»

«CITY», «ST» «ZIP»

Re: Proposed Replat

Dear Property Owner,

The Town Council for the Town of Bartonville, Texas will conduct a Public Hearing at 6:30 p.m. on September 17, 2024, at Bartonville Town Hall, 1941 E. Jeter Road, Bartonville, Texas, to hear public comment and consider recommendations to the Town Council regarding a Replat of 23.675 acres comprising Lot 1-R1, Lot 1-R2, Lot 5, and Lot 5R of the Eagle Nest Addition, in the Town of Bartonville, Denton County, Texas.

The purpose of the replat is to remove an emergency access easement and to remove a utility easement. The subject property is located on the north side of Stonewood Boulevard, immediately north of its intersection with Timberidge Lane. The applicants are Randy and Tamera Hatcher, Mark and Tina Anderson, and Noah Shah. The Town of Bartonville file number for this application is RP-2024-002.

All interested parties are encouraged to attend.

Sincerely,

Thad Chambers, CPM  
Town Administrator  
Town of Bartonville

**RP-2024-002 Eagle Nest Replat Request Mailing List**

<b>NAME</b>	<b>ADDRESS</b>	<b>CITY</b>	<b>ST</b>	<b>ZIP</b>
ANDERSON, JULIA L & DAVID K	410 COUNTRY CT	BARTONVILLE	TX	76226-2603
ANDERSON, MARK A & TINA L	197 STONEWOOD BLVD	ARGYLE	TX	76226-8266
ARANA, KELVEY S TRS ARANA FAMILY TRUST	2521 MONA VALE RD	TROPHY CLUB	TX	76262-3440
BAILEY, PATRICK	180 STONEWOOD BLVD	ARGYLE	TX	76226-8258
BELCHER, CLIFTON J & DORIS E	900 RUSTIC CIR	BARTONVILLE	TX	76226-8295
COLBERT, CHRIS & REBECCA ANN DALRYMPLE	340 STONEWOOD BLVD	ARGYLE	TX	76226-8260
CTMGT MONTALCINO LLC	1800 VALLEY VIEW LN STE 300	FARMERS BRANCH	TX	75234-8945
DVORSKY, JAY A & CICHON, JOLANTA U TRS CICHON-DVORSKY FAMILY TRUST	6104 SAWGRASS CT	FLOWER MOUND	TX	75022-6525
EAGLE UNLIMITED, LTD	566 N KIMBALL AVE STE 120	SOUTHLAKE	TX	76092-6875
FEIGHNER, MARK S & FIEGHNER, COLLEEN MCDOUGALL TR, C/O THE COLLEEN FEIGHNER FAMILY IRREVOCABLE TRUST	460 E JETER RD	BARTONVILLE	TX	76226-9585
FRAIRE, EDGAR	218 STONEWOOD BLVD	ARGYLE	TX	76226-8259
GENTHNER, SCOTT E & LESLIE R	6204 SAWGRASS CT	FLOWER MOUND	TX	75022-6527
HATCHER, RANDY & TAMERA	593 COUNTRY CT	ARGYLE	TX	76226-2610
LARIOS, MANUEL C & LUCILLE M	877 RUSTIC CIR	BARTONVILLE	TX	76226-8252
LEWIS, JENNIFER LEE & KEVIN DON	255 STONEWOOD BLVD	BARTONVILLE	TX	76226-8267
LUCKIE, BARRY RAY	303 STONEWOOD BLVD	ARGYLE	TX	76226-8268
MURPHY, JAMES E & AMELIA R	154 STONEWOOD BLVD	ARGYLE	TX	76226-8258
PRAY, JEFFREY & LORI	400 PORTER RD	ARGYLE	TX	76226-8216
RASOR, RICHARD L & LISA L	335 STONEWOOD BLVD	BARTONVILLE	TX	76226-8268
RETTIG, JEFFERY A & ANGELA A TRS RETTIG FAMILY TRUST	6200 SAWGRASS CT	FLOWER MOUND	TX	75022-6527
SHAH, NOAH R IRREVOCABLE TRUST FBO NOAH R SHAH UA	1718 E JETER RD	BARTONVILLE	TX	76226-9598
WILLIAMS, JO-ANN	946 TIMBERIDGE LN	ARGYLE	TX	76226-8274
YAVARI, KARON ANN FAMILY TRUST	155 STONEWOOD BLVD	BARTONVILLE	TX	76226-8266



## Exhibit C

**Denton Record-Chronicle**  
**2413 Fort Worth Dr**  
**(940) 387-7755**

I, Laquansay Nickson Watkins, of lawful age, being duly sworn upon oath depose and say that I am an agent of Column Software, PBC, duly appointed and authorized agent of the Publisher of Denton Record-Chronicle, a publication that is a "legal newspaper" as that phrase is defined for the city of Denton, for the County of Denton, in the state of Texas, that this affidavit is Page 1 of 1 with the full text of the sworn-to notice set forth on the pages that follow, and that the attachment hereto contains the correct copy of what was published in said legal newspaper in consecutive issues on the following dates:

**PUBLICATION DATES:**

Aug. 31, 2024

**Notice ID:** zXF508MTJY6hFezcg5Yr

**Notice Name:** 09.17.24 PH Notice for for 08.31.24 pub

**PUBLICATION FEE:** \$42.40

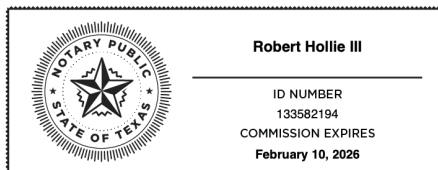
I declare under penalty of perjury that the foregoing is true and correct.

*Laquansay Nickson Watkins*

Agent

**VERIFICATION**

State of Texas  
County of Bexar



Signed or attested before me on this: 09/04/2024

*Abb*

Notary Public  
Electronically signed and notarized online using the Proof platform.

**TOWN OF BARTONVILLE,  
TEXAS**

**NOTICE OF PUBLIC HEARING**

The Town Council for the Town of Bartonville, Texas will conduct a Public Hearing at 6:30 p.m. on September 17, 2024, at Bartonville Town Hall, 1941 E. Jeter Road, Bartonville, Texas, to hear public comment and consider recommendations to the Town Council regarding a Replat of 23.675 acres comprising Lot 1-R1, Lot 1-R2, Lot 5, and Lot 5R of the Eagle Nest Addition, in the Town of Bartonville, Denton County, Texas. The purpose of the replat is to remove an emergency access easement and to remove a utility easement. The subject property is located on the north side of Stonewood Boulevard, immediately north of its intersection with Timberidge Lane. The applicants are Randy and Tamera Hatcher, Mark and Tina Anderson, and Noah Shah. The Town of Bartonville file number for this application is RP-2024-002.

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drc 08/31/2024