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VOLUME 12, NO. 52 400 Bolivar Street, Suite 311 in Historic Wilfong Building - Sanger, TX 76266 December 6, 2024

**CHRISTMAS ON THE SQUARE & HOLIDAY PARADE**

Saturday, December 7th, 12 pm - 8:30 pm

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Crafting with Mrs. Clause  
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**SEE MORE ON PAGE 5:**

**www.discoversanger.com/christmasonthesquare**

**Sewage treatment facility near Rainbow Valley being proposed**

For nearly 50 years, the property owners of Rainbow Valley have lived like hobbits from the Shire on a swath of Texas' quickly disappearing Blackland Prairie.

Rainbow Valley is located just east of Sanger off of McReynolds Road. It is 220 acres of nature with a wildlife refuge where everyone built their own homes, first as earth cement dome-shaped ones, later with wood they recycled.

It's a place whose fate is tied to the wildlife in the area, longtime resident Jerry Langley said in 2023 to the Texas Land Conservancy, which gave the property a nature easement. Their neighbor Jim Horn, a former state representative, said he gave an easement on his property so Rainbow Valley could have electricity run to it.

"They probably didn't tell you that, did they?" he chuckled.

Horn and his neighbors had

gotten along for many years. One property owner, Sam Alexander, supported Horn's wife, Mary, a longtime Denton County judge, and got other neighbors to support her bids for office. Mary Horn, who died last year, helped Alexander, other neighbors and even Rainbow Valley stop a gas distribution center in 2011. It would have been near the property the Horns owned.

About 10 years later, Horn is selling the property near Rainbow Valley to Dallas developer Megatel Homes. The company filed a petition with the Texas Commission on Environmental Quality on Sept. 16 to build a sewage treatment facility for a planned MUD development.

A Municipal Utility District (MUD) is a political subdivision of Texas that provides utility services to a defined area. MUDs are created by the Texas Legislature or the Texas Commission on Environmental Quality (TCEQ).

**Overview of MUDs**

MUDs provide services such as: water, sewage, drainage, parks, and roads. MUDs are a way for developers to finance infrastructure without relying on the city. The developer funds the infrastructure, and the MUD issues bonds to pay them back. The MUD then raises revenue through taxes and fees on property owners to repay the bonds and maintain the district.

Here are some other things to know about MUDs:

The creation of MUDs began in 1904 to address the need to manage water availability for people, crops, and livestock.

The Gulf Coast area was particularly aggressive in creating water districts.

Living in a MUD may result in higher taxes, which mortgage lenders may take into account when evaluating a loan application. MUDs are funded through

bonds, taxes, fees, and assessments.

**Application**

The permit application is currently under the comment submission phase at the TCEQ. According to the application, the facility will have a daily discharge not to exceed 950,000 gallons into an unnamed tributary that Langley called Enoch Creek, which he said in a Nov. 12 email "would bear the brunt of the outflow from the proposed sewage treatment plant."

TCEQ sent letters alerting about 20 nearby property owners that the time to file protests or comments had opened. Since then several people have submitted comments and requested a public meeting along with a contested hearing with TCEQ.

**City Council already aware**

Locally, several spoke to the Sanger City Council on Monday, as well. The council had already met in executive session

more than a month ago, on November 4th to discuss this item. There are legal issues which prevent them from publicly commenting. They can only say, "We share your concerns." They have been advised by City Attorney, Hugh Coleman, not to put this on the agenda. They have been in discussions with County Commissioner Ryan Williams, Denton County, City of Denton, and attorneys. Council member Marissa Barrett asked that they receive more information on MUD districts in general so they can educate their constituents because she has been getting a lot of emails/questions about MUDs. Councilman Gary Bilyeu said they have recently had 6 MUD proposals.

Cities and towns in Texas don't have control over MUDs, and don't get any tax revenue from them, even though they have to provide fire/police service.

**(Continued on pg. 3)**

**Former Chevron and Jack In The Box demolition**



The former Horizon/Chevron and Jack in the Box properties were bought by Malouf Interests and both buildings were demolished last week. Malouf is the developer of the Tom Thumb grocery store. Tom Thumb is the first piece of a 131.82 acres project. The Greystar and Malouf Interests development will consist of 300 single family lots/homes for sale, 305 apartment units, around 24 townhome units. The commercial part will front along North Stemmons and Chapman Drive. The multi-family development will have a swimming pool, patio area, and other amenities There will be a 3.07-acres of self-storage area with some of the units climate-controlled. This development is located on FM 455 west (Chapman Drive) behind Sanger Bank and First United Bank next to the I-35 service road and north to Glenn Polk Chevrolet. See more about the development on page 7.

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# OBITUARIES...

## William Edward (Ed) Williams, Jr.

April 13, 1944 - December 2, 2024

William Edward (Ed) Williams, Jr., passed away, surrounded by his loving family, on December 2, 2024, in Denton. Ed was born on April 13, 1944, to a well-known Denton couple, W. E. "Eddie" and Maerene Williams. Ed was raised on the Williams' Farm located on what is now-- S of King's Row, N of N Loop 288, W of Stuart Rd, and E of Sherman Drive.



At age 10, Ed was baptized at the First Christian Church of Denton, having served as a member his entire life. He attended Denton Public Schools and graduated from Denton High School in 1962, playing high school football and playing the cornet in the Denton High School Band. He attended both Texas Tech University and University of North Texas.

Ed served in the U.S. Army from 1966-68, and received several outstanding Distinguished Medals of Honor while serving in Vietnam. After serving in the military, Ed was owner of Williams Motor Company franchise dealerships for Rambler, Jeeps, GMC Trucks, and Ford Tractors. He met his wife Virginia on a blind date in June 1968, and they were married at the First Baptist Church in Graham, Texas, on Easter weekend April 4, 1969. This past April, Ed and Virginia celebrated 55 years of blissful marriage together.

Ed inherited his father's business sense and love of cattle and hunting. He received his Broker's License in 1971, and he and Fred Vaughan opened Vaughan and Williams, REALTORS, and later built Oak Grove Mini-Warehouses and opened Oak Grove Shooting Supply on Locust and 2730 N. Elm Street, Denton.

Ed served as a charter member of North Texas Shooter's Association, as well as its President. He enjoyed skeet and trap shooting with his shooting buddies, and competing in tournaments at the Dallas Gun Club across Texas, Oklahoma, and Louisiana, traveling in his motor home.

On his Missile Base Farm on N FM 2164, he enjoyed raising cattle, entertaining his friends, camping out, fishing the 15-acre lake his father built, as well as capturing his famous "Aoudad" Sheep. Ed also enjoyed raising cattle and hunting on his W&W Ranch on the Brazos River in Young County.

In 1985, serving as co-owner and principal broker, Ed along with his wife, Virginia, established Williams & Williams, Realtors, LLC., on 2730 N. Elm Street in Denton.

Most importantly, Ed supported Eddie and Ginger's school and athletic activities throughout their school years and beyond.

Ed is preceded in death by his parents, W. E. "Eddie" and Maerene Williams; his cousin, Sally Wright Steiner; father-in-law and mother-in-law, Donald and Willie Faye Wiley.

Ed is survived by his loving wife, Virginia A. Williams; son and daughter-in-law, W. E. "Eddie" Williams, III, and LeAnn; daughter, Ginger Williams, and boyfriend, Brad Parks; grandsons, W. E. "Cort" Williams, IV, and Knox Williams, as well as his faithful employees, Esteban Sanchez and Diana Clavell.

The family will receive family and friends for visitation at Bill DeBerry Funeral Home, 2025 W. University Drive, Denton, on Saturday, December 7, 2024 from 3:00pm - 5:00pm. A Celebration of Ed's life will be held at the First Christian Church, 1203 Fulton Drive, Denton, on Sunday, December 8, 2024 at 2:00pm, led by Kristin Galle. Burial will be the following day at IOOF Cemetery on Carroll Blvd in Denton on Monday, December 9, 2024 at 10:30am.

Honorary Pallbearers are Jack Atkins, John Burks, Don George, Mark Hannah, John Marshall, Bitsy McCray, W. C. "Bill" Orr, III, Jim Penton, Butch Redding, Esteban Sanchez, Phil Bradley, and Larry Wisdom.

Pallbearers are Brad Penton, Ted Wisdom, Lane Wisdom, and Whip Wisdom.

Donations may be made to the First Christian Church, 1203 Fulton Drive, Denton, Texas 76201, 940-566-4990.

## Taylor Allen Doughty

December 6, 2000 - November 15, 2024

Taylor Allen Doughty, passed away on November 15th, 2024.

Taylor brought light, laughter and love to everyone he met. Anyone who knew Taylor knew that he was a goofy and extremely caring soul. More than anything, Taylor enjoyed spending time with the people closest to him: his brothers Richard and Elliott, sister-in-law Ally, precious niece Katie, Father Chris and Mother Kelly, and grandparents Terry and Kenneth. When not with his family he was usually goofing around with his best friends Cole and Grayson either at game nights or on the computer.



More than anything, Taylor cherished each and every one of these souls, but he loved no one more than his fiancé and soul mate Kennedy who he planned on spending the rest of his lifewith. Most recently, he was enjoying being on a recreational volleyball team, house hunting with his future wife, and capturing every precious moment through his most recent fixation: photography.

His stories will live on through the individuals he brought together in perfect unison.

A Celebration of Life for Tay will be held at a later date, TBA. Services are under the direction of Coker Funeral Home in Sanger. Please share a memory or offer condolences to the Doughty Family at [www.cokerfuneralhome.com](http://www.cokerfuneralhome.com).

## Mickie Lynn Underhill

June 23, 1954 - November 25, 2024

Mickie Lynn Underhill, 70, of Sanger, passed away in Denton, Texas, on Monday, November 25, 2024. He was born on June 23, 1954, in Denton, Texas, to Edna Ellis (Hindsley) and Claude Clinton Underhill.

Mickie married the love of his life, Carla Ann Ware, on March 2nd, 2007, in Denton, Texas.

He worked for the Dr.Pepper and Coca-Cola companies, delivering to multiple stores. After retiring from there he started his own businesses, Mickey's Carpet Cleaning in Sanger, and Chief Carpet Cleaning in Gainesville, where he worked for over 20 years.



Mickie always loved singing and enjoyed karaoke time at the VFW and American Legion. He treasured being around people and his loved ones.

Mickie is preceded in death by his parents and sister, Carol Morris, and granddaughter, Megan Monden. Those remaining to cherish his memory are his wife, Carla of Sanger; daughter, Stacie Underhill; son, Mark Underhill; step-daughter, Lisa Monden of Gainesville; step-sons, Larry Monden of Sanger, and Allen Monden of Sanger; sister, Ella Mae Wright of Ponder; brother, Bobby Underhill of Paradise; and twelve precious grand-children and seven great-grandchildren.

Online condolences may be offered to the Underhill family in our online guestbook at [www.cokerfuneralhome.com](http://www.cokerfuneralhome.com).

## Jimmy Walter Bowland

January 8, 1955 - November 2, 2024

Jimmy Walter Bowland passed away at his home in Azle, Texas, on November 2, 2024.

Jimmy was the son of Audrey Morgan Bowland and Junita Lee (Gaebler) Bowland. They preceded him in death. He was born in Vernon, Texas, on January 8, 1955. He worked for several years with FinishMaster Automotive & Industrial Paint and then O'Reilly's as a stockman and delivery driver.

Those who will cherish his memory are four sisters, Sheila Flanagan of Denton, Julie Woodard of Bell, TX, Gay Cloud of Aubrey, and Christine Bradley of Fort Worth; one brother, Anthony Morgan Bowland of Sanger; Aunt, Vivian Baldwin of Sherman; along with twelve nieces and nephews.

Visitation is at 1:00 pm on Saturday, December 7, 2024, at Coker Funeral Home in Sanger, followed by a graveside service at 2:30 in the Sanger Cemetery in Sanger, Texas.

Services are with Coker Funeral Home in Sanger. Please offer online condolences to the Bowland Family at [www.cokerfuneralhome.com](http://www.cokerfuneralhome.com).

## Mark Shain Harvey

November 26, 1967 - November 28, 2024

Mark Shain Harvey passed away in Denton, Texas, on Thursday, November 28, 2024. He had just celebrated his 57th birthday on Tuesday, November 26.

Mark was the son of the late Don Harvey of Sanger and Pamela L. Marshall of Denton, Texas. Mark attended Sanger schools, where he played all sports, was in the FFA, and was a member of the Sanger High School Rodeo Club. Out of all events, football and weightlifting were his favorite. Mark excelled at everything he did.

Mark always had many friends. Some were less fortunate than him, and he helped them by loaning money or providing meals. It did not matter to Mark; he just wanted to help them.



Mark was saved and baptized in the First Baptist Church of Sanger, Texas. He was raised in the church and Sunday School. He had moved his membership to the Bolivar Baptist Church in 2015.

For thirteen and one-half years, Mark worked for Sun Chemical, which mixes and produces ink for Tetra Pak's products. He decided to leave Sun Chemical and start flipping houses. When COVID hit, like so many small businesses at that time, it wiped him out.

Mark is preceded in death by his father, Don Harvey; brother, Chuck Harvey; maternal grandparents, Bill and Mickey Marshall; and paternal grandparents, Fred and Mary Lee Harvey. He leaves behind his mother, Pam of Denton; daughters, Brooke Arroyo and husband Jorge of Tioga and Amber Harvey of Gunter; grandchildren, Blakely Arroyo, Jazmin Arroyo, Christopher Arroyo, and Sophia Arroyo all of Tioga; aunt, Carol Shrum of Sanger; great-aunt, Reba Marshall of Sanger, along with numerous cousins and friends.

A service for Mark is Friday, December 6 at 2:30 pm in the Pavilion at the Sanger Cemetery in Sanger, Texas. Dickie Amyx will officiate the services.

In lieu of flowers, the family requests that memorial donations be made to the Sanger Cemetery Association, P. O. Box 100, Sanger, Texas 76266.



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# Protest

(Continued from pg. 1)

Kelli Alexander, who is one of the organizers protesting the proposed sewage treatment facility thanked everyone who attended and spoke at the Sanger City Council in opposition of it. They have started a Facebook page: "Let's Stop The Stink-Sanger!"

She is encouraging residents to please take a moment to submit a comment opposing the project and to please request a public meeting, and ask to be added to the mailing list.

Enter the Permit # WQ0016624001  
<https://www14.tceq.texas.gov/epic/eComment/>

Read the other comments at:  
<https://tinyurl.com/CommentsTCEQ>

Learn more from this Denton Record-Chronicler:  
<https://tinyurl.com/DRCRainbowValley>

Denton is also planning to protest the proposed sewage treatment facility, according to a city official.

"It's a disaster," Langley said. "It is right next to a very nice wildlife refuge and would wreak havoc on it. We are the main proposed dump for the outflow. It runs through the creek and goes down to Clear Creek."

### The MUDs

Jim and Mary Horn tried selling the property in 2022 to a developer and filed a petition with the Sanger City Council, seeking support for the creation of Clear Creek Municipal Utility District No. 1 of Denton County. They wrote that a MUD was needed because the area would have "immediate future" residential and commercial growth but didn't have adequate water supply or sanitary sewer facilities and services, according to the Aug. 17, 2022, petition.

Sources said Sanger doesn't have the capacity to provide water and sewer services. Horn was also under the impression that Denton couldn't offer those services when the Denton Record-Chronicler spoke with him, recently.

That MUD never materialized, Horn said, due to high interest rates and the developer backing out.

After his wife's death, Horn started looking to sell the property again. He said that Megatel Homes came highly recommended from people in positions of power that he knows.

Megatel Homes is known for its lagoon communities, a mixture of single- and multifamily housing with a giant human-made lagoon — some with 10 million to 35 million gallons of water — in the center of the development. Several such developments have been built around North Texas in recent years.

Earlier this year, Megatel Homes began construction on a \$1 billion residential community centered around what WFAA-TV called "a massive lagoon" in Anna, a city of about 30,000 people

**RIGHT: Megatel Homes, a Dallas-based developer wants to build a lagoon community in Sanger, similar to one the developer is building currently in Celina, shown in artist's rendering. BELOW: Rainbow Valley residents observe water on their land, which they say would be disturbed if Megatel Homes is allowed to move forward with plans to develop a sewage treatment plant and housing development.**



north of McKinney. The development at full buildout is projected to add more than 7,000 people, according to WFAA's April 12 report.

The lagoon on Horn's property would cover about 26 acres off FM2153, and the development at full buildout would cover about 830 acres off McReynolds Road and FM2153, over to Union Hill Road, according to the current version of the plan.

Horn is also creating a MUD for the development, now called the Northwest Utility District 1.

Megatel is building its lagoon communities at a time when the Texas Water Development Board projects Texas' water supply will decrease by 18% by 2070 while demand will increase by 9%, leaving approximately one-quarter of Texas' population facing municipal water shortages without additional supplies, according to a 2023 report by the Texas comptroller.

There's also a groundwater shortage crisis in Texas, and Horn's neighbors wonder where the developer will get the water for the facility to treat the sewage, let alone for a body of water.

"I did best the I could," Horn said of picking Megatel. "I still live there. I'm still their neighbor and have been over 20 years."

### Denton's protest

Denton is protesting Horn's application to the TCEQ, not because of water issues but because it would mess with the utility's regional water and sewage plan for the area. Stephen Gay, general manager of Denton's water utilities, said that not only is the city already expanding the Pecan Creek sewage plant, it's also in the process of a \$195 million expansion of the drinking water facility at Ray Roberts Lake and another sewage treatment plant called the Clear Creek Facility on about 200 acres at Hartlee Field on the outskirts of

Denton.

The updates are due to the growth and future growth affecting the area and will take roughly five years to complete, Gay said.

Denton is part of the Texas Water Development Board's regional planning group, and the proposed sewage treatment facility on Horn's property, Gay said, would be within Denton's corporate limits.

"We would not want to see a lot of package plants peppered throughout our service area," Gay said. "We want to have it all come into the Clear Creek Basin and coming into one of those facilities to treat it. It offers us a greater advantage to reclaim water."

Denton hasn't formally protested in the past, Gay said, but doing so begins the dialogue and puts Denton at the table for the discussion and helps articulate how these smaller package sewer plants such as the one proposed for Horn's land affect local jurisdiction, especially since they are project-specific and not for the wider public.

But Gay said Denton could service Megatel's planned development.

"The flows would be factored into the current expansion while the Clear Creek Facility was being constructed," Gay wrote in a Nov. 12 email to the Record-Chronicler.

Horn wondered if city officials had shared that information with the developer.

"They never brought water or sewer or anything ever," Horn said about Denton. "I don't know why all of the sudden they are willing to do so."

### The meeting

In the Sept. 16 permit application, Horn and the other applicants checked that a public involvement plan was not applicable for the sewage treatment facility because "no significant interest in this permit is anticipated."

But that doesn't seem to be the case.

A few weeks ago, two

All planned to send protests, many had already done so, and those who had offered handouts that explained the process and told them to request a public meeting.

"At the TCEQ public meeting, we'll be able to confront Jim Horn and this Sanger group [Megatel] and ask them questions about the development and what their plans are," property owner Katherine Dodd said.

Susan Moushegian shared the letter she was sending with the Record-Chronicler and wrote that she would be adversely affected, as well as every resident in the surrounding area, if the permit is allowed. She said the sewer treatment facility is only the beginning of the infrastructure for the development, which will also require electricity, plumbing and roads.

Not all the neighbors are opposed to growth, Langley said, but they are unhappy about a sewer treatment facility and all that they fear will come with it.

Horn told the Record-Chronicler that with modern treatment plants, the treated water is cleaner than what already runs through the creek, which includes pesticides from nearby land and animal

waste from cattle.

"When it rains, it is not beautiful water running downstream," Horn said.

Moushegian and others do worry how a development that they said could bring about 2,700 homes would impact the two-lane road infrastructure of FM2164, which Moushegian told the TCEQ couldn't support this type of traffic.

"Sanger and Denton have the responsibility to residents who will be impacted by this, to recognize and retain the quality of life that we have chosen and to work with us to maintain this way of life," Moushegian wrote in her letter. "Sanger and Denton must work with residents — not force something on them that is not organized or lacks future insight."

The Denton City Council hasn't mentioned it at its meetings yet. At least three of the council members — Paul Meltzer, Brandon Chase McGee and Brian Beck — didn't know about the project or that Denton was planning to protest it.

Reporting by Christian McPhate  
 Staff Writer of Denton Record-Chronicler



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**DENTON**  
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Event hours: 12:00 - 9:00 PM  
 Vendors: 12:00 - 9:00 PM  
 Write a Letter to Santa - December 2nd - December 17th  
 (deadline to receive an personal response)  
 Live Music: Continuous throughout the day  
 Kids play area: 12:00 - 6:00 PM  
 Event with Mrs. Claus: - 12:00 - 2:00 PM  
 Visit with Santa/Photos under the Gazebo - 2:00 PM - 4:00 PM  
 Reading by Mrs. Claus: Approximately 6:00 PM  
 Holiday Parade: 6:30



The 26th Annual City of Sanger Christmas Parade is sponsored by Hermes Insurance Solutions! Join us on Saturday, December 7th, 2024, as we transform our streets into a magical Gingerbread and Candy Land wonderland!

We're inviting all local businesses, organizations, and community groups to enter their festive floats, marching bands, and performances that capture the sweet spirit of the season.

Don't miss your chance to be part of this cherished tradition!

The announced deadline has passed to enter the parade. But, contact Donna Green through email at [dgreen@sangertexas.org](mailto:dgreen@sangertexas.org) and she can still get you entered in the parade.

Let's make this year's parade the sweetest one yet! #sangerchristmasparade #gingerbreadandcandyland #HolidayMagic



Join us for Christmas on the Square on Saturday, December 7th, from noon to 8:30 PM. Bring your kids to the gazebo in Downtown Park between 2 and 4 PM for free photos with Santa sponsored by Nortex Communications. For complete event details visit: [www.discoversanger.com](http://www.discoversanger.com)

**Thank You Sponsors!**



The City of Sanger is excited to announce the return of our beloved Letters to Santa, sponsored by Chris Gates-Open Gates Real Estate Group powered by Fathom Realty

- Children can write their letters to Santa Claus and receive a personalized response straight from the North Pole!
- Simply drop your letters in the specially marked Letters to Santa Mailboxes starting Monday, December 2nd, 2024.
- All letters must be received by December 17th, 2024, to ensure a reply before Christmas. No need for postage—Santa's mail travels for free!



**Holiday Joy for Our Kids!**

The City of Sanger is spreading some holiday cheer! We want every child to feel the magic of Christmas this year. On Tuesday, December 10th, starting at 5:30 PM, the Sanger Police Department will hand out gift bags to the first 50 kids who stop by the station. This is just one way our community is coming together to make the season bright for everyone! Location: Sanger Police Station. Let's celebrate the season together—see you there!  
 #christmasinsanger #holidaycheer #communitylove #sangerpd

**PUBLIC NOTICES**

**NOTICE OF PUBLIC HEARING**

Notice is hereby given that public hearings will be held by the Planning & Zoning Commission in the Historic Church Building, 403 N 7th Street, Sanger, Texas at 6:00 p.m. on Tuesday, December 17, 2024 and by City Council on Monday, January 6, 2024 at 7:00 p.m. in the Historic Church Building, 403 N 7th Street, for the purpose of considering the following:

A Rezoning from Agricultural (A) to Planned Development (PD) of Approximately 202.69 Acres of Land, Described as A0029A R. BEEBE, TR 107, 202.69 ACRES, OLD DCAD SHT 3, TR 10, Within the City of Sanger, and Generally Located on the South side of Lois Road and Approximately 1,219 feet West of Marion Rd.

A Request for a Replat of Lots 1A-8A, Blk. A of the Marion Point Acres, Within the City of Sanger. Generally Located East side of Marion Road, and Approximately 1,161 feet north of FM 455 West.

All interested citizens and property owners are hereby notified of their right to appear and be heard on this matter.

**BOLIVAR BAPTIST PRESENTS**

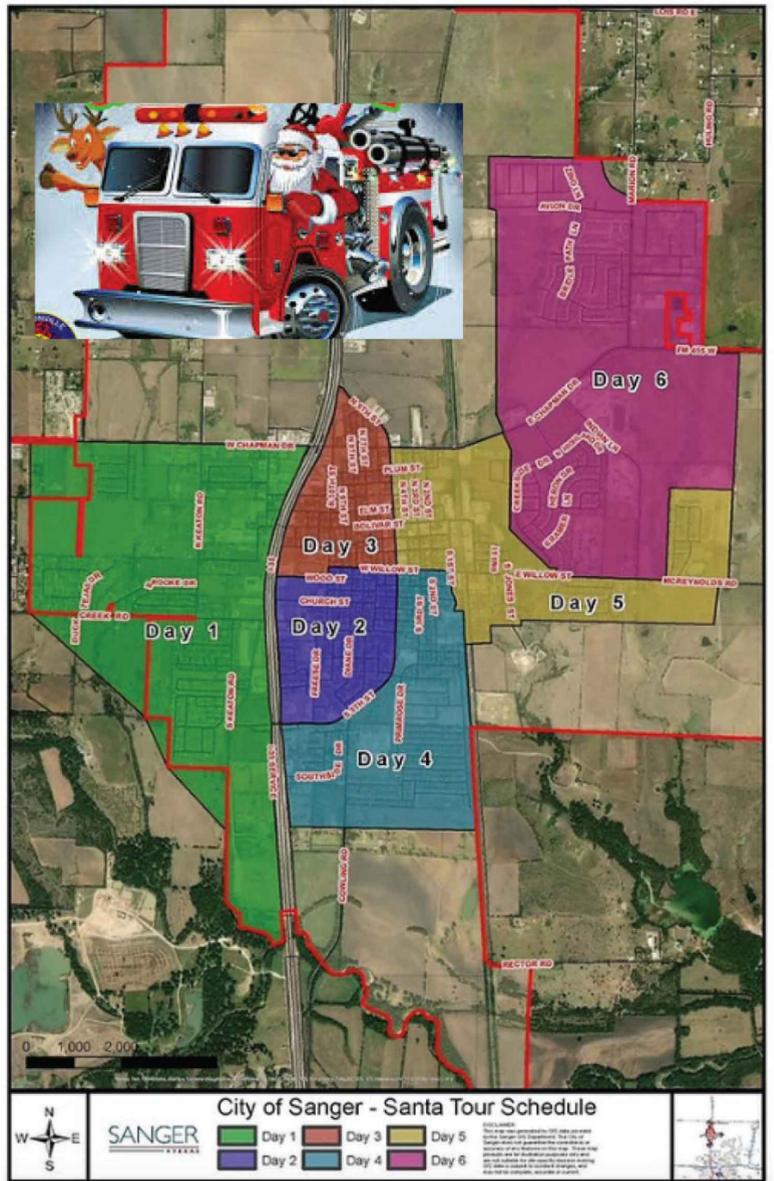
# HIS<sup>t</sup>ory

Please join us as we share in the life of our Lord and Savior JESUS CHRIST!



6690 Farm to Market Rd 455  
Sanger, Texas 76266

**FREE ENTRY / PERFORMANCE DATES:**  
SATURDAY, DECEMBER 7 (4pm & 7pm)  
SUNDAY, DECEMBER 8 (11am & 6pm)

**City of Sanger - Santa Tour Schedule**

- Day 1 (Green)
- Day 2 (Purple)
- Day 3 (Red)
- Day 4 (Blue)
- Day 5 (Yellow)
- Day 6 (Pink)

**Santa Around Town with the Sanger Fire Department!**  
Get ready, Sanger! Santa is coming to town, and he's trading in his sleigh for a fire truck! From December 8th through December 13th, Santa will visit neighborhoods across the City, spreading holiday cheer. He'll leave the firehouse each evening at 6:00 PM, so be on the lookout for flashing lights and holiday magic!  
Here's Santa's schedule:

- Day 1 (Dec. 8) - West of I-35
- Day 2 (Dec. 9) - Central Sanger: West of 5th & South of Willow
- Day 3 (Dec. 10) - Central Sanger: West of 5th & North of Willow
- Day 4 (Dec. 11) - Central Sanger South, Southside, Quail Crossing
- Day 5 (Dec. 12) - Central Sanger East, Ranger Creek, Lakeside
- Day 6 (Dec. 13) - Sable Creek, Sanger Circle, Marion Rd
- Day 7 (Dec. 14) - Make-Up Day (in case Santa misses a stop!)

Make sure to step outside, wave to Santa, and soak in the holiday spirit!  
Reminder: Santa's schedule is weather-dependent, and updates will be posted on facebook. Visit: <https://www.discoversanger.com/santaaroundtown> for more information.



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# REVIVAL

DECEMBER 1<sup>ST</sup>- 26<sup>TH</sup>  
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MONDAY – THURSDAY 7:30PM  
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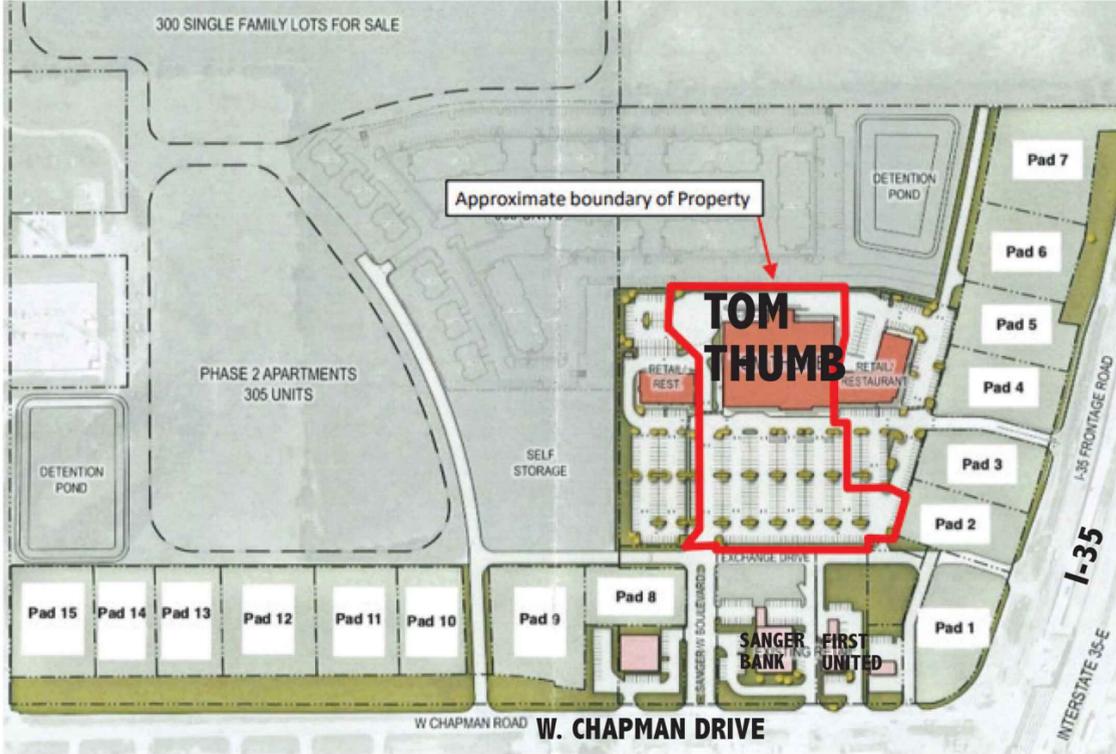
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# Tom Thumb groundbreaking ceremony



SEE MORE PHOTOS ON PAGE 12



Recently, City of Sanger staff joined developer Malouf, Tom Thumb officials, and community members for the groundbreaking of the highly anticipated Tom Thumb grocery store. It will be located on FM 455 west (Chapman Drive) behind Sanger Bank and First United Bank next to the I-35 service road. The store is expecting a Fall 2025 opening and will anchor the commercial side of the project.

During the event, the developers and Tom Thumb leadership expressed their gratitude to the City Council, City Manager John Noblitt, and Director of Economic Development Shani Bradshaw for their hard work and dedication in making this process seamless.

In an amazing show of community support, Tom Thumb also presented a \$10,000 check to the Sanger Education Foundation, Inc. to aid their efforts in empowering local students.

"We're thrilled to welcome Tom Thumb to Sanger and look forward to the positive impact this addition will bring to our community," said Sanger Mayor Thomas Muir.

Tom Thumb is the first piece of the 131.82 acres project. The Greystar and Malouf Interests development will consist of 300 single family lots/homes for sale, 305 apartment units, around 24 townhome units. The commercial will front along North Stemmons and Chapman Drive. The multi-family development will have a swimming pool, patio area, and other amenities

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Before After

Before After

Before After

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Neurologist - American Chiropractic  
Neurology Board ACNB.org

## Merry GRINCHMAS

**HOLIDAY PARTY**  
DECEMBER **13** 5:00-7:00PM

Bolivar St. Revival & Spirits  
302 Bolivar St.  
Sanger, TX 76266

Ugly Sweater Contest  
"Grinch's Loot Ball"

We hope to see everyone at the Sanger Area Chamber of Commerce Holiday Party at Bolivar St. Revival & Spirits on December 13th! Thank you to the sponsor, Sanger Bank!

# Eat, drink, and share the Wi-Fi!

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Dear Sanger ISD Families, Staff, and Community Members,

We regret to inform you that our annual Senior Citizen Luncheon, initially planned for this December, has been postponed until next year. This decision was made to ensure that our secondary schools can fully support the important testing schedules during this time, as these assessments play a vital role in measuring student progress and guiding our academic goals.

We understand how valued this luncheon is, and we are committed to bringing it back in 2025. Thank you for your understanding, patience, and continued support of our students and school community. We look forward to celebrating together next year and making the luncheon even more special.

Warm regards,  
Sanger ISD



**SMS All-Region Band**

Congratulations to these Sanger Middle School Band Students! SMS is excited to celebrate the following students for earning a spot in the 2025 Region 2 All-Region Band:  
 Bryce Ball – 3rd Chair Percussion      Liam Rhodes – 15th Chair Trumpet  
 Grace McIntire – 9th Chair Percussion      Ioana Soliday – 16th Chair Trumpet

Re-Scheduled from December 9<sup>th</sup> to January 13<sup>th</sup>!

**NOTICE OF PUBLIC HEARING  
TO DISCUSS SANGER ISD'S  
State Financial Accountability Rating**

Sanger ISD will hold a public meeting at 6:00pm, on January 13, 2025 in the 6<sup>th</sup> Grade Campus Cafeteria at 508 7th Street, Sanger, Texas 76266. The purpose of this hearing is to discuss Sanger ISD's rating on the state's financial accountability system.

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SANGER HIGH SCHOOL PRESENTS

# THE PLAY THAT GOES WRONG

CONCESSIONS WILL BE SOLD BEFORE THE SHOW!

DECEMBER 5, 6, & 7 - 7PM @ SANGER HIGH SCHOOL - TICKETS \$5 AT THE DOOR

## Sanger High School Varsity Football Academic All-District

### 1ST TEAM ACADEMIC ALL DISTRICT

SOREN BERTELSEN	AUSTIN MARTIN	KADE PHILLIPS
CREEDON BOERNER	DILLON MCCUITION	LUKE RUSSELL
CALEB BREWER	JJ MIKAS	REED SEBASTIAN
JACKSON GREGORY	BLAKE MONDEN	MAX TAYLOR
LUKE HENDRICKS	NATHAN MOODY	JACOB THOMPSON
DYLAN HOWLAND	RAYCE MORPHIS	LUKE THOMPSON
JAISE JACKSON	WYATT PENNINGTON	TY WELLMAN
JAYSON LEMAYAN		ALEX ZUNIGA



DISTRICT 5-4A



### 2ND TEAM ACADEMIC ALL DISTRICT

CHRISTIAN ALCANTAR	CAMERON HAYES	DAYLEN RICHARDSON
JESSE BOGGS	REGGIE JONES	JOEL RODRIGUEZ
DYLAN BROWN	CHRIS RAMIREZ	CONNOR TILLISON
ZANE GARCIA		CAMDEN TURBEVILLE
MARSHALL GIGUERE		JOHNNY VALDEZ

19th Annual

## Sanger Craft Show

Saturday, December 14, 2024  
9-3 PM

Sanger High School

100 Indian Lane Sanger, TX 76266

Over 140 Booths With Christmas Decor, Unique Gifts, Home Decor, Clothing, Jewelry and More



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Benefitting - Sanger FFA and Area Food Bank

## BACK PAIN?



Dr. Melissa K. Noell

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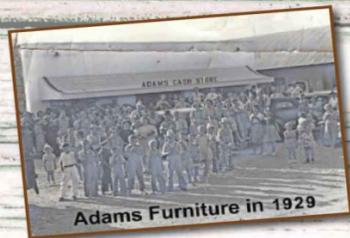
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## Lady Indians beat FW Christian on Senior Night



Photo by Steve Robinson Photography

Back row, L-R: Sarah Dee, Molly Schmucker, Hope Hughey, Taylor Galbreath, Presley Bumpus, Blair Lewis, Lily Wilson, Am'arie White. Kneeling: Vivianne Lynch and Brittyn Baird.

Sanger's varsity girls basketball team is now 9-5 in non-district and will travel to Caddo Mills Thursday-Saturday for a Tournament. They open District on December 10 at home vs. Celina. The Lady Indians beat Fort Worth Christian on Tuesday for Senior Night 55-36.

Sanger: 10,22,13,10: 55  
FWC: 8, 8,10,10: 36

Sanger:  
Presley Bumpus 11 Taylor Galbreath 11  
Vivianne Lynch 3 Blair Lewis 9  
Hope Hughey 9 Brittyn Baird 4  
Molly Schmucker 2 Am'arie White 2  
Sarah Dee 4

### Sanger High School Varsity Girls Basketball Roster

- #1 Presley Bumpus SR. 5'7"
- #2 Vivianne Lynch SO. 5'6"
- #4 Hope Hughey SR. 5'7"
- #5 Molly Schmucker SO. 5'9"
- #10 Lily Wilson JR. 5'7"
- #15 Taylor Galbreath SR. 5'8"
- #21 Blair Lewis JR. 6'2"
- #24 Brittyn Baird JR. 5'7"
- #33 Am'arie White JR. 5'8"
- #44 Sarah Dee SO. 5'7"

Head Coach: Derek Hillard  
Head Assistant / A.D.: Tracy Sykes  
Assistant Coaches: Allison Odom, Scott Montgomery, Jeremy Harvey  
Managers: Farah Hughey, Miranda Hernandez  
Filmmers: Sydnie Escobedo

## Indians basketball off to 6-1 start

Sanger's varsity boys basketball team dropped their first game this season, losing to Liberty Christian on Tuesday for senior night. Hunter Nelms led the SHS Indians with 37 points including making six, 3-pointers. Dylan Brown scored 13 points, followed by Kason Peebles (8), Baylor Beard (2) and Kevin Thomas (2). Sanger High School hosts their annual Invitational Tournament this week, see schedule below:

### Sanger High School Varsity Boys Basketball Roster

- 0 Soph 5-10 Tyler Grimes
- 1 Soph 5-10 Baylor Beard
- 2 Soph 5-10 Alex Dee
- 3 Sr 6-4 Hunter Nelms
- 4 Sr 6-1 Kevin Thomas
- 5 Sr 6-3 Dylan Brown
- 12 Sr 5-5 Victor Gonzalez
- 13 Sr 5-10 Seth Cox
- 21 Sr 6-3 Kason Peebles
- 22 Sr 5-10 Hub Cooper
- 33 Sr 6-4 Daylen Richardson

Head Coach: Bubba Stastny, Assist.  
Coaches: Erik McCairy, Kyle Stifflemore

### SHS Indians 2024 Basketball Invitational Tournament - Dec. 5-7

VARSITY		JV		9TH	
POOL A	POOL B	POOL A	POOL B	POOL A	POOL B
SANGER	AUBREY	SANGER	AUBREY	SANGER	AUBREY
DIAMOND HILL	LEBANON TRAIL	DIAMOND HILL	LEBANON TRAIL	DENTON	LEBANON TRAIL
RED RIVER	GRAPEVINE FAITH	RED RIVER	SLIDELL	RED RIVER	SLIDELL
BOYD	CITY VIEW	TIOGA	BOYD	BOYD	RYAN

THURSDAY					
MAIN GYM			AUX GYM		
JV 9:00 GM1	SANGER VS	DIAMOND HILL	9 9:00 GM1	SANGER VS	DENTON
JV10:15 GM2	AUBREY VS	LEBANON TRAIL	9 10:15 GM2	AUBREY VS	LEBANON TRAIL
JV11:30 GM3	DIAMOND HILL VS	RED RIVER	9 11:30 GM3	DENTON VS	RED RIVER
JV12:45 GM4	LEBANON TRAIL VS	SLIDELL	9 12:45 GM4	LEBANON TRAIL VS	SLIDELL
V 2:00 GM5	AUBREY VS	LEBANON TRAIL	9 2:00 GM5	SANGER VS	RED RIVER
V 3:30 GM6	RED RIVER VS	BOYD	9 3:15 GM6	SLIDELL VS	AUBREY
V 5:00 GM7	GRAPEVINE FAITH VS	CITY VIEW	JV 4:30 GM7	SANGER VS	RED RIVER
V 6:30 GM8	SANGER VS	DIAMOND HILL	JV 5:45 GM8	SLIDELL VS	AUBREY

FRIDAY					
MAIN GYM			AUX GYM		
V 9:30 GM1	AUBREY VS	GRAPEVINE FAITH	9 9:30 GM1	BOYD VS	DENTON
V 11:00 GM2	DIAMOND HILL VS	BOYD	9 10:45 GM2	RYAN VS	AUBREY
V 12:30 GM3	GRAPEVINE FAITH VS	LEBANON TRAIL	9 12:00 GM3	RED RIVER VS	BOYD
V 2:00 GM4	CITY VIEW VS	AUBREY	9 1:15 GM4	LEBANON TRAIL VS	RYAN
V 3:30 GM5	SANGER VS	BOYD	JV 2:30 GM5	DIAMOND HILL VS	TIOGA
V 5:00 GM6	RED RIVER VS	DIAMOND HILL	JV 3:45 GM6	BOYD VS	AUBREY
V 6:30 GM7	LEBANON TRAIL VS	CITY VIEW	JV 5:00 GM7	SANGER VS	RED RIVER
V 8:00 GM8	SANGER VS	RED RIVER	JV 6:15 GM8	LEBANON TRAIL VS	BOYD

SATURDAY					
MAIN GYM			AUX GYM		
JV 10:30 GM1	SLIDELL VS	BOYD	9 10:30 GM1	SLIDELL VS	RYAN
JV 11:45 GM2	SANGER VS	TIOGA	9 11:45 GM2	SANGER VS	BOYD
JV 1:00 GM3	1ST POOL A VS	1ST POOL B	9 1:00 GM3	1ST POOL A VS	1ST POOL B
V 2:15 GM4	4TH POOL A VS	4TH POOL B			
V 3:45 GM5	3RD POOL A VS	3RD POOL B			
V 5:15 GM6	2ND POOL A VS	2ND POOL B			
V 6:45 GM7	1ST POOL A VS	1ST POOL A			



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### MONTHLY - SANGER HIGH SCHOOL GIRLS BASKETBALL SCHEDULE

Date	Opponent	Location	JV Gold	JV Purple	Varsity
Dec. 5-7	Caddo Mills Tournament(Over Night)	Caddo Mills	DNP	DNP	TBA
Dec. 10	Celina	SHS	7:30	5:00	6:15
Dec. 13	Van Alstyne	Van Alstyne	5:00	5:00	6:15
Dec. 17	Aubrey	SHS	DNP	5:00	6:15
Dec. 20	Panther Creek	Panther Creek	DNP	5:00	6:15
Dec. 30	Liberty Christian School	SHS	DNP	10:00	11:30

### MONTHLY - SANGER HIGH SCHOOL BOYS BASKETBALL SCHEDULE

DAY	DATE	OPPONENT	PLACE	TEAM/TIMES
THR-SAT.	DEC. 5-7	SANGER INVITATIONAL		TBA
TUESDAY	Dec. 10	WHITESBORO	HOME	9B-5, JV-6:15, V-7:30
THR-SAT.	DEC. 12-14	KRUM INVITATIONAL		TBA
TUESDAY*	Dec. 17	AUBREY	HOME	JV-5, 9B-6:15, V-7:30
FRIDAY*	Dec. 20	PANTHER CREEK	AWAY	JV-5, 9B-6:15, V-7:30
SATURDAY	Dec. 21	CALLISBURG TOURNAMENT		9JV
GYM CLOSED	DEC. 22-26	UIL 5 DAY		
THURSDAY	DEC. 26-28	FIRST STATE BANK HOLIDAY CLASSIC		VARISTY

### SANGER MIDDLE SCHOOL BOYS BASKETBALL SCHEDULE

DAY	DATE	OPPONENT	PLACE	TEAM / TIME
THR	Dec. 5	GAINESVILLE	AWAY	7A/8B-5:00 8A/7B-6:00
MON	Dec. 9	PONDER	AWAY	7A/8B-5:00 8A/7B-6:00
MON	Dec. 16	KRUM	AWAY	7A/8B-5:00 8A/7B-6:00
THR	Jan. 9	BRIDGEPORT	AWAY	7A/8B-5:00 8A/7B-6:00

### SANGER MIDDLE SCHOOL GIRLS BASKETBALL SCHEDULE

Date	Day	Opponent	Location	7A	7B	8A	8B
Dec. 9th	Monday	Santo	Sanger	5:00	DNP	6:00	DNP
Dec. 16th	Monday	Krum	Sanger	5:00	6:00	6:00	5:00
Dec. 23rd		Christmas Break					
Jan. 9th	Thursday	Bridgeport	Sanger	5:00	6:00	6:00	5:00

## Elk's National Free Throw HOOP SHOOT

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# DEC 8, 2024

**SIGN UP 1PM  
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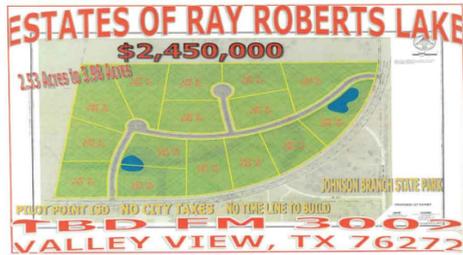
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# Tom Thumb groundbreaking



Sanger Mayor Thomas Muir (right), City officials, staff and community members listen to a speaker at the groundbreaking.



Steve Gregory with Malouf Interests shares his thoughts about Tom Thumb anchoring the retail side of this project and this development bringing quality housing for 2,000 future residents.



RIGHT: Christy Lara, Director of Public Relations of Tom Thumb speaks at the groundbreaking.

LEFT: In an amazing show of community support, Tom Thumb also presented a \$10,000 check to the Sanger Education Foundation, Inc. to aid their efforts in empowering local students.



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