

**CITY OF FARMERSVILLE
PLANNING AND ZONING COMMISSION AGENDA
REGULAR CALLED MEETING
September 15, 2014
6:30 P.M., COUNCIL CHAMBERS, CITY HALL**

I. PRELIMINARY MATTERS

- Call to Order, Roll Call, Prayer and Pledge of Allegiance
- Welcome guests and visitors: Anyone wanting to speak on any items that are not the subject of a Public Hearing on this agenda is asked to speak at this time, with an individual time limit of 3 minutes. This forum is limited to a total of 30 minutes. Please note that the City Council cannot comment or take any action on this item.

II. ITEMS FOR DISCUSSION AND POSSIBLE ACTION

- A. Consider, discuss and act upon minutes from August 18, 2014 P&Z Meeting

III. WORKSESSION

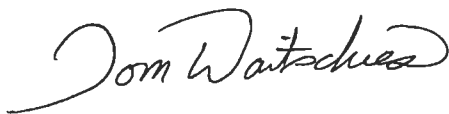
- A. Discussion and possible direction regarding items being placed in, on and/or about the public right-of-way
- B. Consider, discuss and act upon clarification of driveway approaches, driveways & parking hazards

IV. ADJOURNMENT

The Planning and Zoning Commission reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code, including, but not limited to, Sections 551.071 (Consultation with Attorney).

Persons with disabilities who plan to attend this meeting and who may need assistance should contact the City Secretary at 972-782-6151 or Fax 972-782-6604 at least two (2) working days prior to the meeting so that appropriate arrangements can be made. Handicap Parking is available in the front and rear parking lot of the building.

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in the regular posting place of the City Hall building for Farmersville, Texas, in a place and manner convenient and readily accessible to the general public at all times, and said Notice was posted on September 12, 2014, by 5:00 P.M. and remained so posted continuously at least 72 hours proceeding the scheduled time of said meeting.



Tom Waitschies



Edie Sims, City Secretary

Dated this the 12th day of September, 2014.



TO: Planning and Zoning Commission
FROM: Edie Sims, City Secretary
DATE: September 15, 2014
SUBJECT: Consider, discuss and act upon minutes from August 18, 2014 P&Z Meeting

- Minutes are attached for review and are also available at:

http://www.farmersvilletx.com/government/agendas_and_minutes/planning_and_zoning_commission_meetings.jsp

ACTION: Approve or disapprove minutes as presented.

FARMERSVILLE PLANNING & ZONING COMMISSION
REGULAR SESSION MINUTES
August 18, 2014

The Farmersville Planning and Zoning Commission met in regular session on August 18, 2015 at 6:30 p.m. at the City of Farmersville Council Chambers with the following members present: Patti Ford, Bryce Thompson, Charles Casada, Craig Overstreet, Todd Rolen and Tom Waitschies. Commission member absent was Mark Vincent. Staff members present was City Manager Ben White, City Attorney Alan Lathrom and City Secretary Edie Sims. Council Liaison John Klostermann was present.

CALL TO ORDER AND RECOGNITION OF CITIZENS/VISITORS

Chairman Tom Waitschies called the meeting to order at 6:30pm. Edie Sims called roll and announced that a quorum was present. Craig Overstreet offered the invocation and led the audience in the Pledge of Allegiance to the American and Texas Flags.

Item II – A) PUBLIC HEARING TO CONSIDER, DISCUSS AND ACT UPON A REPLAT FOR A RESIDENTIAL SUBDIVISION TO BE LOCATED AT OR ABOUT THE BUCKSKIN AND HOUSTON STREETS, FARMERSVILLE

Chairman Tom Waitschies opened the Public Hearing at 6:31pm. City Manager Ben White came before the Commission with staff recommendation to approve the replat pending completion. Five lots are currently cornered by Buckskin, Houston, Merit Streets and the railroad. Lots 3R, 4R and two alleys will be abandoned then the two lots remaining will be combined.

One of the changes to be made include naming the replat to “replat” along with changing the setbacks that are indicated which need to be broader. Based on the recommendation from Daniel & Brown, Inc., Mr. White encouraged the P&Z Commission to approve with the stated changes.

Bryce Thompson questioned which direction the lots will face with Mr. White stating the majority toward Buckskin. A question was also raised regarding the need/requirement for Merit Street to be improved by the developer. Mr. White indicated if the lots used the frontage of Merit Street, then Merit Street would definitely require the developer to improve the road surface; but this is not the case or intention. The dedication of right-of-way's are included. The width added is to include the requirements per our Comprehensive Plan.

Chairman Waitschies continued the Public Hearing requesting those for or against the replat to come forward. With no one coming forth, the Public Hearing was closed at 6:41pm.

With no further discussion by the Commission, Todd Rolen motioned to approve the replat subject to the conditions stated by Mr. White with Bryce Thompson seconding the motion. Motion carried unanimously.

Item III – A) CONSIDER, DISCUSS AND ACT UPON MINUTES FROM JUNE 15, 2014 P&Z MEETING

Craig Overstreet motioned to approve the minutes as presented with Todd Rolen seconding the motion. Motion carried unanimously.

Item IV – A) DISCUSSION AND POSSIBLE IDIRECTION REGARDING ITEMS BEING PLACED IN, ON AND/OR ABOUT THE PUBLIC RIGHT-OF-WAY

This item was discussed by City Attorney Alan Lathrom who indicated the City has seen problems and raised concerns regarding dumpsters and where they have been placed. Modifications to the current ordinance was presented in redline form regarding dumpster use regulations in Chapter 59. Mr. Lathrom indicated he is opposed to changing the Zoning or Subdivision Ordinances to address this issue.

By using the modified ordinance as presented, the changes will affect non-conforming uses. City Manager Ben White stated his intent was to review the modification and bring back an ordinance with P&Z's wishes. This issue came to the P&Z from the Council.

Chairman Waitschies had concerns of how the changed information will be disseminated to the dumpster owners. Mr. White indicated letters will be sent to each property using dumpsters, an article will be placed in the newspaper and the information will be included on the City's website. In reality, there are not that many dumpster issues throughout town. Another thought is to ask the customers of challenged/questionable dumpster locations to come to a meeting and pass out the information at that time.

Another topic regarded some dumpster locations may need a concrete pad poured to accommodate the correct dumpster location and having the surface area improved. Mr. Lathrom also stated the under this ordinance changes to the dumpster use regulations, new screening is not required. Highway Commercial zoned areas do require screening but if the dumpster exists, the dumpster would be grandfathered. Mr. Lathrom indicated the Commission may want to consider screening as well. This would be well within the pervue of the Commission.

The truck loading or unloading the dumpster should be on improved surface. There are few of the dumpster issues that would comply with this requirement if mandated. Craig Overstreet questioned the dumpsters that are used by renters and not by property owners. According to the modification presented, the dumpster user would be responsible to keep the dumpster cleaned. Mr. Overstreet stated the regulations are ambiguous. City Attorney Alan Lathrom stated the recommendation was not to build on setback areas including the front, side or area between structures.

The Commission also discussed a lifting apron which would allow the dump trucks to approach the dumpster, load/unload, and drive off. This apron would need to be leading to a concrete pad where the dumpster would be situated and be heavy enough to hold the weight of the dumpster and the dump truck. The trucks need to be off the street or in an area that traffic will not be blocked while collecting trash.

Mr. Lathrom stated the modification is a band-aid to an ongoing problem. City Manager Ben White stated he is sensitive to the needs of the public but is trying to meet the requirements of the Council. Mr. White requested the Commission to take a hard look at each situation and review the setbacks as well as the potential expense. Code Enforcement will be asked to bring pictures of each case and see what works and what doesn't. Mr. White stated this will be a balancing effort between safety and safety conditions. There is a cost for this change. Mr. Overstreet stated it would be helpful to have pictures and maps for real world application. This item will be brought to the Commission at the next meeting for further discussion.

Item IV – B) CONSIDER, DISCUSS AND ACT UPON CLARIFICATION OF DRIVEWAY APPROACHES, DRIVEWAYS AND PARKING HAZARDS

City Manager Ben White stated progress on the overlay project of Hamilton Street brought this item to light. This item requires a balance between what is accepted in the neighborhoods and what individual property owners want. There are some conditions where the front yard looks like a parking lot. Some people are parking their personal equipment in the front yard. This is an attempt to clarify what is appropriate. Mr. White stated he also wanted to incorporate a waiver process as all conditions cannot be planned for.

The definitions presented were as thorough as possible. Paving does have leeway for other options such as impervious concrete, decomposed granite, and heavy duty grasses. Alternatives may be in a design. The proposed modifications to our ordinance will include definitions but allow flexibility.

Mr. White proposed the front yard of each property have one open spaced condition or if a looped driveway to allow for two. Mr. White also is looking for protection of the sidewalks from being used as driveways. When the front yard is used for a parking lot, it destroys the neighboring property values and the City property. City Attorney Alan Lathrom stated boats and large items should be parked in the back yard and use screening from the public right-of-way would be very acceptable. Bryce Thompson responded the considerations are too strenuous. Mr. White countered the need to keep properties from becoming junk yards. A classic example is on Sycamore Street where boats and cars are parked along the right-of-way. Another item to consider, a hot engine catches the grass on fire. This is a great danger for the entire area. Patti Ford offered placing "No Parking" signs along the side of the street. The problem is City wide and signage would end up being everywhere.

Currently, Section 71-176 is aimed toward commercial vehicles. If this ordinance is implemented, Mr. White stated warnings would be issued first before citations to allow time for everyone to accommodate the new requirements. Craig Overstreet stated the health and safety of everyone is first and foremost. This is not just a visual effect. Another point was considering Section 71-173 which would prohibit a youth group from having a car wash as a fundraiser. Commission will consider further at the next meeting.

Item V) ADJOURNMENT

Todd Rolan motioned to adjourn with Patti Ford seconding the motion. P&Z Commission adjourned at 7:56 p.m.

ATTEST:

Tom Waitschies, Chairman

Patti Ford, Secretary



TO: Planning and Zoning Commission
FROM: Edie Sims, City Secretary
DATE: September 15, 2014
SUBJECT: Discussion and possible direction regarding items being placed in, or and/or about the public right of way

- City Attorney Alan Lathrom will present information regarding this item.

ACTION: Act as Commission deems necessary.

Sec. 59-25. Dumpster use regulations.

The following regulations apply to dumpsters, whether such dumpsters are used for nonresidential uses, multi-family uses or residential uses:

- (1) Dumpsters shall be maintained in safe, clean, painted and sound condition.
- (2) Dumpsters shall be placed on a concrete pad capable of holding the weight of such dumpster in a fully-loaded condition. Lifting aprons shall be provided in front of each dumpster location to accommodate the front wheels of the sanitation truck.
- (3) Driveways to dumpsters shall be designed to accommodate the weight of a 56,000 pound gross vehicular weight (GVW) sanitation truck.
- (4) Dumpster customers shall ensure that no liquid waste of any type is placed in dumpsters and that no solid waste is placed outside the dumpster.
- (5) Dumpsters, if enclosed, shall have a six-foot minimum enclosure or be screened from public view, and be provided with an opening of at least 12 feet for collection access. A three-sided enclosure is preferred, and if gates are used, they must be kept closed and in good repair.
- (6) Dumpster lids, if provided, must be kept closed at all times.
- (7) The maintenance and upkeep of concrete pads, lifting aprons, screening enclosures and gates shall be the responsibility of the property owner.
- (8) Dumpsters and related concrete pads, lifting aprons, and screening enclosures and gates (collectively "Dumpster Improvements") should be located to the rear of the buildings with proper access.
- (9) Dumpster Improvements shall be placed behind the front building line of the property on which the Dumpster Improvements are situated.
- (10) Dumpster Improvements shall not be placed between the front building line and the edge of the pavement (or curb) running along the front of the property on which the Dumpster Improvements are situated.
- (11) Dumpster Improvements shall not be placed within the side yard setbacks of the property on which the Dumpster Improvements are situated. That is, Dumpster Improvements shall not be placed between the area designated as the side building line and the nearest side lot line.
- (12) Dumpster Improvements shall not encroach upon or be placed in, upon, over or across any sidewalks, curbs, bar ditches, streets, alleys or rights-of-way of the City.
- (13) Dumpster Improvements shall not be placed in, upon, over or across any easement.
- (14) Dumpster Improvements shall not be located beneath any overhead utility line.

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Sec. 59-26. Placement of polycarts and recycling bins.

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- (a) All polycarts and recycling bins shall be placed for collection not earlier than 6:00 p.m. prior to the day of scheduled collection. Polycarts and recycling bins that are placed for collection after 7:00 a.m. on the day of scheduled collection may be missed as collection begins at 7:00 a.m. No polycarts or recycling bins shall be allowed to remain at the street side collection point after 12:00 midnight on the scheduled pickup day.
- (b) Polycarts or recycling bins shall be placed as close to the curbside of the roadway or alley as practical without interfering with or endangering the movements of vehicles or pedestrians.

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Sec. 59-27. Bulky waste and bundles.

- (a) Bulky waste includes stoves, refrigerators which must have the CFCs removed by a certified technician, water tanks, washing machines, furniture, up to two cubic yards of loose brush greater than four inches in diameter which must be cut in four-foot lengths and with weights no more than 50 lbs., and other waste materials other than construction debris, dead animals, hazardous waste or stable matter with weights or volumes greater than those allowed for bins or containers, as the case may be.
- (b) Bundles include tree, shrub, and brush trimmings securely tied together forming an easily handled package not exceeding four feet in length, six inches in diameter, or 50 lbs. in total weight. The total amount of bundled material set out for collection per home shall not exceed two cubic yards (six feet by three feet by three feet).



TO: Planning and Zoning Commission
FROM: Edie Sims, City Secretary
DATE: September 15, 2014
SUBJECT: Consider, discuss and act upon clarification of driveway approaches, driveways & parking hazards

- City Attorney Alan Lathrom will present information regarding this item.

ACTION: Act as Commission deems necessary.

Sec. 71-167. Definitions.

The following words, terms and phrases, when used in this division, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Corner lot means a residential property located at the intersection or confluence of two or more streets such that public street rights-of-way are directly adjacent to at least two contiguous sides of the lot.

Driveway means the primary improved **off-street** parking surface that provides egress and ingress from a garage, carport or off-street parking area to an adjacent street or alley.

Front yard means the area between the front building lines of a residential structure to the front property line or street right-of-way line or, when a structure does not exist, the area defined as front yard in Chapter 77, Zoning.

Paving or Improved parking surface means a continuous paved surface area used for the parking or storage of vehicles that is overlaid or otherwise paved with concrete, asphalt, paving stones or other hard surfaced durable material approved by the building official.

Loop driveway means the primary improved off-street parking surface that provides egress and ingress from and to the same adjacent street.

Restricted parking area means that area of a lot which is situated outside of the driveway(s) or looped driveway(s) having an improved parking surface and as allowed or permitted by Section 77-168 or the approved Site Plan or Concept Plan for the property in question.

Side yard means the area from the side of a residential structure to the side property line or, when no structure exists, the area defined as a side yard in Chapter 77, Zoning.

Through lot or double-frontage lot means a residential property located on a tract of land situated between two streets such that public street rights-of-way are directly adjacent to opposite sides of the lot and the lot has two required front yards.

Vehicle means every device in, upon or by which any person or property is or may be transported, drawn or moved upon a street, highway, waterway or airway. The term "vehicle" includes, but is not necessarily limited to, any one or more of the following:

- a. Automobile;
- b. Bus;

Deleted: Auxiliary parking area means the area between the driveway and the nearest property line located on the adjoining side of the residential structure as the driveway, as indicated in the diagram on file in the city secretary's office. An exception is an improved circular driveway located directly in the front of the residence.¶

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Deleted: and the farthest property line located on the opposite side of the residential structure from the driveway, through the front yard and side yard of the property. The restricted parking area shall include the front yard and side yard as indicated in the diagram on file in the city secretary's office. An exception is an improved circular driveway located directly in the front of the residence.

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- c. Truck;
- d. Tractor;
- e. Motor home;
- f. Farm machinery;
- g. Motorcycles;
- h. Scooters;
- i. Mopeds;
- j. All-terrain vehicles;
- k. Boats;
- l. Aircraft;
- m. Recreational vehicles;
- n. Golf carts;
- o. Go-carts;
- p. Trailers;
- q. Fifth-wheel trailers;
- r. Campers;
- s. Camper shells;
- t. Wheeled towing frames;
- u. Semi-tractor trailers;
- v. Truck beds mounted on chassis;
- w. Commercial equipment whether self-propelled or mounted on a trailer or skid; and
- w. Mobile homes.

This definition of **Vehicle** does not include:

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- a. Non-motorized bicycles;
- b. Small engine lawn mowers; and
- c. Devices of similar scale.

Sec. 71-168. Front Yard and Limits on Paving.

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The open space in a required front yard in the A, SF-1, SF-2, SF-3, 2F, MF-1, MF-2, P, O, NS, GR, C, HC, I-1, I-2, or PD zoning classifications shall not be diminished by paving the front yard, except in compliance with the following conditions. Paving will be allowed for:

- (a) Sidewalks not more than six feet in width, or such width as is otherwise required by the City's ordinances, extending from property line to property line upon and across that portion of the lot adjacent to the roadway as well as one sidewalk not more than six feet in width extending from the curb or edge of pavement to the front door or front porch of the primary residence or primary structure on the lot;
- (b) One driveway per lot with an improved parking surface not more than 12 feet in width at the property line to serve a property that is

zoned and/or used for single-family residential purposes with a one-car garage on ~~the said lot~~;

- (c) One driveway ~~per lot~~ with an improved parking surface not more than 12 feet in width at the property line to serve each residential unit on a property that is zoned and/or used for duplex, triplex or quadriplex residential purposes where each unit on ~~said lot the property~~ has a separate one-car garage -- or otherwise to be treated as a multi-family use;
- (d) One driveway ~~per lot~~ with an improved parking surface not more than 24 feet in width at the property line to serve a property that is zoned and/or used for single-family residential purposes with one two-car garage on ~~the said lot~~;
- (e) One driveway ~~per lot~~ with an improved parking surface not more than 24 feet in width at the property line to serve a property that is zoned and/or used for duplex, triplex or quadriplex residential purposes where each unit on ~~said lot the property~~ has a separate two-car garage -- or otherwise to be treated as a multi-family use;
- (f) One loop driveway ~~per lot~~ that is situated upon and across the front yard of a lot to serve a property that is zoned and/or used for single-family residential purposes, which loop driveway extends from the adjacent street and returns to the same adjacent street, with an improved parking surface of not more than 20 feet in width;
- (g) A driveway with an improved parking surface ~~up to 24 feet and no more than 45 feet~~ in width at its narrowest point near, or at, the property line to serve a property that is zoned and/or used for multi-family or non-residential purposes, it being understood that multi-family or non-residential uses may require more than one driveway ~~per lot as set forth in the City's ordinances in which event such City ordinances shall control~~; and
- (h) An improved parking surface to provide the minimum required number of parking spaces necessary to serve a property that is zoned and/or used for multi-family or non-residential purposes.

The City Manager shall have the ability to waive one or more of the foregoing provisions to allow additional or alternative paving based on the conditions and circumstances presented on a case by case basis.

The total paving area shall not exceed 75 percent of the required front yard for any single-family residential use.

Sec. 71-169. Stopping, standing, storing, or parking in Restricted Area.

- (a) No person shall stop, stand, store, or park any vehicle within the restricted parking area of any improved or unimproved residential single-family or duplex lot or tract.
- (b) It shall be a defense to prosecution hereunder if said vehicle is concealed from view from all public street rights-of-way by:
- (1) A solid, opaque screening fence or wall at least six feet in height;
 - (2) Permanently planted vegetation consisting of a solid hedgerow of evergreen shrubs, or trees and shrubs, providing full screening from the ground to a minimum height of six feet; or
 - (3) Any combination of subsections (b)(1) and (b)(2) of this section that effectively conceals the vehicle from view and accomplishes the required screening height.

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Parking or storage of

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Deleted: Parking or storage of any vehicle within the restricted parking area, which includes the front yard or side yard adjacent to a corner, of any residential single-family or duplex lot or tract, unless

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Sec. 71-170. Stopping, standing or parking on sidewalk.

No person shall stop, stand, or park a vehicle, except when necessary to avoid conflict with other traffic or in compliance with the directions of a police officer or traffic control device, on a sidewalk or any part of the sidewalk area, which area is hereby defined as the entire space between the curb-line or the lateral line of a roadway and the adjacent property line along any street, irrespective of whether such area has been improved by concrete, gravel or other walkways.

Sec. 71-171. Parking prohibited generally.

No person shall park, stop or stand a vehicle in violation of any official sign, curb marking or street marking erected as provided for in this article.

Sec. 71-172. Unattended vehicles in public places.

(a) No person shall allow a vehicle to remain unattended in any place maintained by any governmental entity for a period of time in excess of 48 hours. After such a period of time, if the owner thereof cannot be located by reasonable effort, such vehicle may be impounded. The occasional movement of a vehicle within the same public area for the purpose or effect of evading the restriction imposed by this section shall not toll the running of the 48-hour period prescribed herein.

(b) No person shall park a vehicle in any place maintained by any governmental entity unless such vehicle is currently in operable condition and in a state of good repair.

(c) For the purpose of this section:

- (1) *Currently in operable condition* means presently capable of being lawfully operated on the streets and highways of the state, being currently registered with proper license plates displayed, having a current safety inspection and being in running condition without the necessity of first being repaired such as, but not limited to, the inflating of tires or charging of the battery.
- (2) *Place maintained by any governmental entity* means, but is not limited to, a street, alley, highway, park or public parking area including the grounds of a public school.
- (3) *State of good repair* means the absence of such items as broken glass, substantial body damage (including, but not limited to, crushed or missing fenders, body panels, doors, hoods, or truck deck) or missing parts otherwise necessary for operable condition.

(d) The affixing of a legible notice to the vehicle regarding the prohibition of this section shall be deemed to be a reasonable effort to locate the owner.

(e) This section shall not apply to storage or repair facilities owned, operated or maintained by a governmental entity. Nothing contained in this section shall be construed to restrict or prevent the immediate removal of a vehicle in such cases otherwise allowed by law.

Sec. 71-173. Parking for sale, washing and repairing vehicles prohibited.

No person shall stand or park a vehicle upon any public street, shopping center parking lot, park, playground or athletic field for the principal purpose of displaying it for sale. No person shall wash, grease or repair any vehicle upon any public street, playground, or athletic field, except for such repairs necessitated by an emergency.

Sec. 71-174. Ten feet of roadway to be left available for traffic.

No person shall stop, stand or park any vehicle upon a street in such a manner or under such conditions as to leave available less than ten feet of the width of either lane of a roadway for free movement of the vehicular traffic, except that a driver may stop temporarily during the actual loading or unloading of passengers or when necessary in obedience to traffic regulations or traffic signs or signals of a police officer.

Sec. 71-175. Stopping, standing, parking or driving upon or across curbs.

No person shall stop, stand, park or drive a vehicle, except when necessary to avoid conflict with other traffic or in compliance with the directions of a police officer or traffic control device, upon, over or across a curb or any part of the curb area, which area is hereby defined as the concrete edging built along a street to form part of a Gutter. Gutter means a low area at the edge of a Street designed with the intent to

carry off surface water. A curb gutter shall only be crossed at a location having a properly constructed driveway approach permitted by the City and installed for such purpose in accordance with all applicable City regulations.

Sec. 71-176. Prohibition against overnight parking; exceptions.

- (a) No person shall stop, stand or park any vehicle with a rated capacity of three quarter ton or more, or with more than four wheels, any truck, truck-tractor, trailer, semitrailer, pole trailer or any combination thereof on any street during the hours from sundown to sunup.
- (b) Temporarily disabled vehicles which are protected by flares or other approved signal devices may be parked on the street during the hours from sundown to sunup.

Sec. 71-177. Presumption regarding illegally parked vehicles.

In any prosecution charging a violation of any law or regulation governing the standing or parking of a vehicle, proof that the particular vehicle described in the complaint was parked in violation of any such law or regulation, together with proof that the defendant named in the complaint was, at the time of such parking, the registered owner of such vehicle, shall constitute in evidence a prima facie presumption that the registered owner of such vehicle was the person who parked or placed such vehicle at the point where and for the time during which such violation occurred.

Sec. 71-178. Loading or unloading tractor/trailers.

No person shall cause, suffer or permit a road tractor, trailer or semitrailer to be unloaded or loaded on a roadway, except for delivery of goods, wares and merchandise permitted by ordinance.

Sec. 71-179. Parallel and angle parking.

- (a) At any place where official signs do not prohibit stopping or parking, except as otherwise provided by the city council and so indicated by signs or markings, every vehicle stopped or parked shall be so stopped or parked upon a roadway where there are adjacent curbs so that the right-hand wheels of such vehicle are parallel and within 18 inches of the right-hand curb or edge of roadway, except where head-in parking is allowed.
- (b) The department of public works, with the approval of the city council, shall determine upon which streets angle parking shall be permitted and shall mark or sign such streets, but such angle parking shall not be indicated upon any federal aid or state highway within this city unless the state engineer director for highways and public transportation has determined that the roadway is of sufficient width to permit angle parking without interfering with the free movement of traffic. Angle parking shall not be

indicated or permitted at any place where passing traffic would thereby be caused or required to drive upon the left side of the street or upon any railway tracks.

(c) Upon those streets which have been signed or marked for angle parking, no person shall park or stand a vehicle other than at the angle to the curb or edge of the roadway indicated by such signs or markings.

(d) Whenever parking spaces are marked by lines on the pavement, whether for parallel or angle parking, a vehicle must be parked entirely within the lines of the parking space.

Sec. 71-180. Prohibitions against stopping, standing or parking of vehicles in specific areas.

No person shall stop, stand, or park a vehicle except when necessary to avoid conflict with other traffic or in compliance with law or directions of a police officer or traffic control device in any of the following spaces:

- (a) In front of a public or private driveway;
- (b) Within an intersection;
- (c) On a crosswalk or within 15 feet of a crosswalk or intersection, unless the traffic authorities indicate a different length by signs or markings;
- (d) Within 15 feet of a fire hydrant, unless otherwise marked;
- (e) Within 30 feet of a stop sign or marking of a roadway where vehicles would normally stop;
- (f) Between a safety zone and the adjacent Curb or within 30 feet of points on the Curb immediately opposite the ends of a safety zone, unless the zone has been indicated a different length by signs or markings;
- (g) Within 20 feet of the driveway entrance to any fire station;
- (h) Alongside or opposite any excavation or street obstruction when stopping, standing, or parking would obstruct traffic;
- (i) On the roadway side of any vehicle stopped or parked at the edge or Curb of a Street; and
- (j) Where signs are erected or curbs are painted indicating that such is not allowed.

Sec. 71-181, Maintenance.

All improved parking surfaces shall be maintained in a good and safe condition and be free of holes, cracks or other failures that may affect the use, safety, appearance or drainage of the surface or of the adjoining property, **at no cost to the City.**

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**CITY OF FARMERSVILLE
CITIZEN ADVISORY COMMITTEE AGENDA
September 15, 2014
6:30 P.M.¹, COUNCIL CHAMBERS, CITY HALL**

I. PRELIMINARY MATTERS

- Call to Order, Roll Call, Prayer and Pledge of Allegiance
- Welcome guests and visitors and Citizen Comments: Anyone wanting to speak on any items that are not the subject of a Public Hearing on this agenda is asked to speak at this time, with an individual time limit of 3 minutes. This forum is limited to a total of 30 minutes. *(Please note that the Citizen Advisory Committee cannot respond to, discuss or take any action regarding citizen comments made hereunder because of the limitations established by the Texas Open Meetings Act, Texas Government Code Chapter 551, violations of which Act carry criminal penalties.)*

II. ITEMS FOR DISCUSSION AND POSSIBLE ACTION

- A. Consider, discuss and review planning-related issues and the City's Comprehensive Plan and the submission of recommendations to City Council regarding such discussions.

III. ADJOURNMENT

- No action may be taken on comments received under "Recognition of Visitors".
- The Committee may vote and/or act upon each of the items listed in the Agenda.

The Citizen Advisory Committee reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code, including, but not limited to, Sections 551.071 (Consultation with Attorney).

Persons with disabilities who plan to attend this meeting and who may need assistance should contact the City Secretary at 972-782-6151 or Fax 972-782-6604 at least two (2) working days prior to the meeting so that appropriate arrangements can be made. Handicap Parking is available in the front and rear parking lot of the building.

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in the regular posting place of the City Hall building for Farmersville, Texas, in a place and manner convenient and readily accessible to the general public at all times, and said Notice was posted on September 12, 2014, by 5:00 P.M. and remained so posted continuously at least 72 hours proceeding the scheduled time of said meeting.



Edie Sims, City Secretary

¹ Or immediately following the conclusion of the Planning and Zoning Commission meeting.



Transportation Goal 6: Coordinate with regional agencies to plan for future road and trail connections.

Strategy	Action	Timing	Responsibility
6.1 Coordinate with the Texas Department of Transportation to further develop the state highway system.		Ongoing	City Manager and City Engineer
6.2 Coordinate with Collin County to further develop the County road system.		Ongoing	City Manager and City Engineer
6.3 Coordinate with the Northeast Texas Trail Coalition (NETTC) to develop the Chaparral Trail.		Ongoing	City Manager and City Engineer

Utilities and Public Facilities

Water Goal 1: Provide a safe and dependable water system that provides high quality service to existing residents and plans for future growth.

Strategy	Action	Timing	Responsibility
1.1 Continue to review and update existing city standards for consistency with North Central Texas Council of Governments and Texas Commission on Environmental Quality.		Ongoing	City Manager, Public Works and City Engineer
1.2 Make necessary improvements to comply with established local, North Central Texas Council of Governments and Texas Commission on Environmental Quality Standards.	1.2.1: As development occurs, analyze impact on capacity and modify as needed.	Ongoing	City Manager, Public Works and City Engineer
	1.2.2: Review, evaluate and update standards and requirements at least every 3 to 5 years, or as needed to accommodate changes.	3-5 years	City Manager, Public Works and City Engineer
1.3 Improve water line capacity along US 380 and SH 78.		Ongoing	City Manager, Public Works and City Engineer
1.4 Continue to improve water system to support current and future improved Insurance Service Organization (ISO) ratings.		Ongoing	City Manager, Public Works and City Engineer



1.5	Construct additional water towers to support future growth.		6+ years	City Manager, Public Works
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Water Goal 2: Explore funding mechanisms to efficiently pay for needed improvements

Strategy	Action	Timing	Responsibility
2.1	Update Water Impact Fees.	Immediate	City Engineer
2.2	Consider Tax Increment Reinvestment Zone funding as available.	1.2.1: As development occurs, analyze impact on capacity and modify as needed.	City Manager, Public Works and City Engineer
		1.2.2: Review, evaluate and update standards and requirements at least every 3 to 5 years, or as needed to accommodate changes.	City Manager, Public Works and City Engineer
2.3	Take advantage of the opportunity to joint venture with developer/ others for water improvements as appropriate.	Ongoing	City Manager

Sewer Goal 1: Provide a dependable sewer system that provides high quality service to existing residents and plans for future growth.

Strategy	Action	Timing	Responsibility
1.1	Continue to review and update existing city standards to provide for consistency with North Central Texas Council of Governments and Texas Commission on Environmental Quality.	Ongoing	City Manager, Public Works and City Engineer
1.2	Make necessary improvements to comply with established local, North Central Texas Council of Governments and Texas Commission on Environmental Quality standards.	1.2.1: As development occurs, analyze impact on capacity and modify as needed.	City Manager, Public Works and City Engineer
		1.2.2: Review, evaluate and update standards and requirements at least every 3 to 5 years, or as needed to accommodate changes.	City Manager, Public Works and City Engineer
1.3	Fully utilize existing permitted sewer plant capacity.	1.3.1: Construct package plant to maximize existing permitted discharge capacity.	City Manager, Public Works and City Engineer



1.4	Continue to improve sewer collection system and identify sources of inflow and infiltration.	1.4.1: Identify and eliminate sources of inflow and infiltration.	1-2 years	City Manager, Public Works and City Engineer
		1.4.2: Prepare action plan to address sources of Inflow and infiltration.	1-2 years	City Manager, Public Works and City Engineer
		1.4.3: Replace clay tile pipe with PVC pipe as required. Replace clay pipe as part of the City's annual maintenance budget over a period of years.	Ongoing	City Manager, City Council
1.5	As growth continues, construct new wastewater treatment plant for the City at a location downstream of the existing plant.	1.5.1: Pursue the potential of participating in a future regional sewer treatment plant.	6+ years	City Manager and Mayor
		1.5.2: Begin the process for identifying the location of a new sewer treatment plant and obtaining a new wastewater discharge permit for the City, to be located in the Lake Lavon area.	3-5 years	City Manager and Mayor

Sewer Goal 2: Explore funding mechanisms to efficiently pay for needed improvements.

Strategy	Action	Timing	Responsibility
2.1	Update Sewer Impact Fees.	Immediate	City Engineer
2.2	As available, consider Tax Increment Reinvestment Zone funding.	Ongoing	City Manager
2.3	As appropriate, take advantage of the opportunity to joint venture with developer/others for a regional sewer treatment plant.	Ongoing	City Manger



Electric Goal 1: Provide a safe and efficient electric system that provides high quality service to existing residents and plans for future growth.

Strategy	Action	Timing	Responsibility
1.1 Continue to review and update services and standards to provide for safe, reliable and efficient capacity.	1.1.1: Develop inventory of electric system and determine value of system.	Immediate	City Manager
	1.1.2: Model electric system to determine capabilities and effectiveness of system.	Immediate	City Manager
	1.1.3: Evaluate effectiveness and quality of system.	Immediate	City Manager
	1.1.4: Determine requirement improvements and updating needs, including new subsystem and line needs.	1-2 years	City Manager
	1.1.5: Develop a plan for improving electric system.	1-2 years	City Manager
	1.1.6: Periodically review and update rates, fees and surcharges.	Ongoing	City Manager
1.2 Provide cost effective service.	1.2.1: Periodically review wholesale contract agreements and update contracts as needed.	Ongoing	City Council
	1.2.2: Provide for efficient back up supply and emergency connections.	Ongoing	City Manager and City Council
1.3 Provide cost effective and efficient maintenance and operations of electric system.	1.3.1: Assess maintenance needs and costs.	1-2 years	City Manager
	1.3.2: Review and update maintenance agreements and determine whether to continue outsourcing or pursue internal processes.	1-2 years	City Council

Broadband Goal 1: Incorporate technology across the City. Plan for and provide high-speed internet access and the most up-to-date digital infrastructure.

Strategy	Action	Timing	Responsibility
1.1 Develop a strategic plan for broadband deployment that includes creating a comprehensive business proposal to broadband providers. Such a plan could demonstrate to broadband providers that deployment is a sound business decision that would benefit both the providers and the community. Examples of what to include in a strategic planning process include the following elements and strategies:		3-5 years	City Manager and City Engineer
<ul style="list-style-type: none"> • Educating the community about the potential benefits of broadband service. • Creating partnerships among community organizations and institutions that might benefit from broadband deployment. • Systematic assessment and prioritization of the community's needs for broadband service. • Consolidating demand within the community to make service profitable for broadband • Providers and small participants could include individual consumers, businesses, educational institutions, health care facilities, and government agencies. • Identifying an anchor tenant with adequate demand to spur infrastructure investment in broadband. 			



1.2	<p>Examine state, federal and private funding sources to implement consistent, quality broadband service across the city. Pursue public and private funding opportunities through such entities as:</p> <ul style="list-style-type: none"> • The Broadband Technology Opportunities Program (BTOP), administered by the National Tele-communications and Information Administration in consultation with the Federal Communications Commission. • The Broadband Initiatives Program, administered through the Rural Utilities. • Service of the US Department of Agriculture. • Non-profits. • Local businesses. 		3-5 years	City Manager and City Engineer
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Public Facility Goal 1: Preserve and maintain existing public facilities, provide high quality service to existing residents and plan for future growth.

Strategy	Action	Timing	Responsibility
1.1	Continue to analyze the current public service system, identify needs and gaps, and prepare to update and expand system as needed.	Ongoing	Public Works
1.2	Continue to preserve and maintain historic structures and make best use of them.	1-2 years	Main Street Program and Farmersville Historical Society
1.3	Update the Public Works Facility and duplicate fire, police and EMS services throughout Farmersville as growth occurs.	3-5 years	City Manager and Public Works
1.4	As the city grows, explore locating City Hall into a larger facility in the central area and continue to use the Old Electric Generating Plant as a public facility.	6+ years	City Manager and City Council