



**FARMERSVILLE CITY COUNCIL
SITTING AS THE
FARMERSVILLE ZONING BOARD OF ADJUSTMENT**

May 28, 2024, 5:30 P.M.

**Council Chambers, City Hall
205 S. Main Street**

WATCH THE LIVE BROADCAST

This meeting will be broadcast live through the City's website and by telephone. Members of the public who wish to watch this meeting, and not speak or participate in the discussion, may watch the live broadcast by

1. Going to the City's website;
2. Clicking on "GOVERNMENT";
3. Clicking on "AGENDAS AND MINUTES";
4. Clicking on the "[click here](#)" link that is located to the right of "LIVE STREAMING."

I. PRELIMINARY MATTERS

Call to order and roll call.

II. PUBLIC TESTIMONY REGARDING AGENDA ITEMS

If you wish to address the City Council, please fill out a "Speaker Sign-Up Card" and present it to the City Secretary, preferably before the meeting begins. Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the City Council for items listed as public hearings will be recognized when the public hearing is opened. Anyone wishing to address the City Council regarding any non-public hearing item on the agenda for this meeting is asked to speak at this time with a time limit of three (3) minute(s) per person per item.

III. PUBLIC HEARING

- A. Public Hearing to consider, discuss and act upon, a request for certain variances from the requirements of the Comprehensive Zoning Ordinance, on approximately 0.413 acres of land identified as Coleman Addition, Block 12,

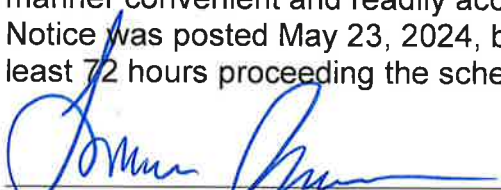
Lot 18D located on and about the northwest corner of the intersection of Summit Street and Buckskin Street currently addressed as 417 Summit Street, Farmersville, Texas 75442 (the "Property") zoned for "SF-2 – Single Family Dwelling - 2" district uses that will allow the Property to be subdivided into two separate lots to be identified as a Proposed Northern Lot fronting on Buckskin Street and a Proposed Southern Lot also fronting on Buckskin Street but located adjacent to Summit Street. The variance requested for the Proposed Northern Lot (fronting on Buckskin Street to the north of the Proposed Southern Lot) is a variance from the minimum lot area requirements of Farmersville Code § 77-46(d)(3) allowing a reduction in the required minimum lot area for the Proposed Northern Lot from seven thousand two hundred (7,200) square feet down to six thousand one hundred forty-nine (6,149) square feet. This variance request does not amend, alter, or change any previously granted variances for either the Proposed Northern Lot or the Proposed Southern Lot save and except the lot area required for the Proposed Northern Lot.

ADJOURNMENT

The City Council reserves the right to adjourn into Executive Session at any time during this meeting to discuss any Work Session, Special or Regular Session agenda item requiring confidential, attorney/client advice necessitated by the deliberation or discussion of said items (as needed) listed on the agenda, as authorized by Texas Government Code Section 551.071(a) ("Consultation with Attorney, Closed Meeting").

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 May 23, 2024, by 5:30 P.M. and remained so posted continuously at least 72 hours proceeding the scheduled time of said meeting.


Tabatha Monk, City Secretary



NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by the Farmersville City Council sitting as the Farmersville Board of Adjustment at 5:30 p.m. on Tuesday, May 28, 2024, in the City Hall Council Chambers, 205 S. Main St., Farmersville, Texas 75442, to consider a request for certain variances from the requirements of the Comprehensive Zoning Ordinance, on approximately 0.413 acres of land identified as Coleman Addition, Block 12, Lot 18D located on and about the northwest corner of the intersection of Summit Street and Buckskin Street currently addressed as 417 Summit Street, Farmersville, Texas 75442 (the "Property") zoned for "SF-2 – Single Family Dwelling - 2" district uses that will allow the Property to be subdivided into two separate lots to be identified as a Proposed Northern Lot fronting on Buckskin Street and a Proposed Southern Lot also fronting on Buckskin Street but located adjacent to Summit Street. The variance requested for the Proposed Northern Lot (fronting on Buckskin Street to the north of the Proposed Southern Lot) is a variance from the minimum lot area requirements of Farmersville Code § 77-46(d)(3) allowing a reduction in the required minimum lot area for the Proposed Northern Lot from seven thousand two hundred (7,200) square feet down to six thousand one hundred forty-nine (6,149) square feet. This variance request does not amend, alter, or change any previously granted variances for either the Proposed Northern Lot or the Proposed Southern Lot save and except the lot area required for the Proposed Northern Lot.

All interested parties may appear in person or by attorney to submit cause for or against the requested variance.