

FARMERSVILLE PLANNING & ZONING COMMISSION
REGULAR SESSION MINUTES
September 15, 2014

The Farmersville Planning and Zoning Commission met in regular session on September 15, 2015 at 6:30 p.m. at the City of Farmersville Council Chambers with the following members present: Patti Ford, Bryce Thompson, Mark Vincent and Craig Overstreet. Commission members absent were Charles Casada, Todd Rolan and Tom Waitschies. 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 6:32pm. 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) CONSIDER, DISCUSS AND ACT UPON MINUTES FROM AUGUST 18, 2014 P&Z MEETING

With no discussion, Craig Overstreet motioned to approve the minutes as presented with Patti Ford seconding the motion. Motion carried unanimously.

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

City Manager Ben White indicated changes had been made and presented to the Commission. Of those changes under Section 59-25 of the Code of Ordinances, the independent contractor granted the exclusive franchise with the City will maintain and clean the dumpsters rather than the end user. Item 2 has been modified to include the weight of the sanitation truck for clarification and the statement regarding the front for side or rear load has been deleted.

Item 4 has had a clarification regarding liquid waste and requiring said waste to be contained so it does not seep, pour, escape, leak or other fall into the dumpster. Item 6 deals with roll-off dumpsters requiring lids closed to prevent waste from escaping and littering the nearby area. Item 13 was amended allowing placement of dumpster improvements in, upon, over or across any easement except with approval by the City Manager. The last item amended is Item 14(b) expressing a grandfather clause exempting the dumpsters that are in place and actively used prior to October 1, 2014 as long as the said dumpsters do not violate any of the Code of Ordinances or other applicable standards.

City Manager Ben White presented a slide show of dumpsters and the current conditions including the dumpsters needing to be placed within the existing enclosure and keeping the doors closed after trash removal; need for pad; need for improved surface for dumpster and sanitation truck to approach dumpster; keeping area clean from flying debris; liquid not contained and allowed to run out of the dumpster; ensuring loading and unloading can be accomplished off the street; and moving dumpsters from the front of a business behind the setback line, preferably towards the rear of the business.

Mr. White stated he requested our Police Department to locate the dumpsters and photograph conditions as of today. The effort was to assist with discussions with

dumpster users to help improve the dumpster conditions. Enforcement will not be immediate as Mr. White would like to encourage dumpster users to bring their uses to a higher standard. A timeline will be offered before citations will be issued.

If citations are issued, a fine will be assessed and a court date will be set. The ordinance will be written as such to provide a penalty for each day of violation. Ultimately, if violations are not resolved, the property issue can be brought before the Building & Property Standards Commission. Other codes including the International Property Code addresses issues such as noxious odors and how these violations are handled.

Mark Vincent left the meeting at 7:23pm. A quorum was no longer present therefore the meeting ceased.

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

This item was not discussed by the Commission as a quorum was not present.

Item IV) ADJOURNMENT

With a quorum not present, the meeting ended and will be continued at a later date.

ATTEST:

Vice – Chairman Bryce Thompson

Patti Ford, Secretary