

**MINUTES OF  
PLANNING & ZONING COMMISSION  
CITY OF FRIONA  
OCTOBER 16, 2018**

On this the 16<sup>TH</sup> day of October, 2018 at 5:00 p.m., the Planning & Zoning Commission of the City of Friona, Texas, met at the regular meeting place thereof, in the City Council Chambers, 619 Main Street, Friona, Texas. The meeting was open to the public and notice of said meeting was published in the official newspaper and posted on front door at City Hall as required by law.

The following members were present:

Holly Campbell  
Carroll Cook  
Andy Montana

Absent: Roddy Berend  
Doug Kelley

Others present included: Leander Davila, City Manager  
Rosa Mendez, City Secretary

**ITEM 1 ROLL CALL**

Chairman Montana called the meeting to order at 5:00 and announced that a quorum was present.

**ITEM 2 CONSIDER AND TAKE ACTION ON APPROVAL OF MINUTES OF THE SEPTEMBER 17, 2018 PLANNING & ZONING COMMISSION**

**MOTION:** A motion was made by Holly Campbell and a second by Carroll Cook to approve the minutes of the September 17, 2018 Planning & Zoning Commission meeting. The motion carried with a vote of 3/0 of the Commission.

**ITEM 3 DISCUSSION ON A RENTAL HOUSING STANDARDS PROGRAM FOR THE CITY OF FRIONA TO INCLUDE POSSIBLE CITY CODE AMENDMENTS, PEER CITY PRACTICES AND OUTREACH TO THE PUBLIC**

Leander Davila informed members that he spoke to the City of Rowlett to get insight on how the program has worked for their city. After much

discussion the committee unanimously agreed that the City of Friona needs to move forward with a Rental Housing Standards Program.

**ITEM 4            CONSIDER AND TAKE ACTION ON APPROVAL OF  
ORDINANCE NO. 2018.10.16 AMENDING CHAPTER 3, ARTICLE  
3.700 SUBSTANDARD BUILDINGS AND OTHER STRUCTURES**

**ORDINANCE NO.2018.10.16  
SUBSTANDARD BUILDINGS AND OTHER STRUCTURES**

**AN ORDINANCE OF THE CITY OF FRIONA, TEXAS  
AMENDING CHAPTER 3, ARTICLE 3.700 DANGEROUS  
BUILDINGS; AMENDING THE CODE OF ORDINANCES OF THE  
CITY OF FRIONA TO REPEAL EXISTING ARTICLE 3.700,  
DANGEROUS BUILDINGS, AND ADOPTING SUCH  
PROVISIONS AS ARTICLE 3.700, SECTIONS 3.701 THROUGH  
3.720 TO SAID CODE, REGULATING SUBSTANDARD  
BUILDINGS AND OTHER STRUCTURES; ESTABLISHING  
STANDARDS FOR ALL BUILDINGS AND STRUCTURES;  
PROVIDING FOR THE DECLARATION OF SUBSTANDARD  
BUILDINGS AND STRUCTURES AS A PUBLIC NUISANCE;  
PROVIDING FOR NOTICE TO PROPERTY OWNERS,  
OCCUPANTS, MORTGAGEES, AND LIENHOLDERS OF  
SUBSTANDARD BUILDINGS AND STRUCTURES; PROVIDING  
FOR A PUBLIC HEARING ON THE SUBSTANDARD BUILDING  
OR STRUCTURE; PROVIDING FOR THE ABATEMENT OF  
NUISANCES; PROVIDING FOR THE RECOVERY OF COSTS;  
PROVIDING A PENALTY CLAUSE; PROVIDING FOR  
JUDICIAL REVIEW; PROVIDING FOR REPEAL OF ALL  
CONFLICTING ORDINANCES; PROVIDING FOR  
CONTINUATION OF LAW MATTERS; PROVIDING A  
SEVERABILITY CLAUSE; PROVIDING FOR PUBLICATION OF  
THE CAPTION HEREOF; AND, PROVIDING FOR AN  
EFFECTIVE DATE**

**MOTION**        The motion was made by Carroll Cook to approve Ordinance No. 2018.10.16 amending Chapter 3, Article 3.700 Substandard Buildings and other Structures. The second to the motion was made by Holly Campbell and the motion was approved by a vote of 3/0.

**ITEM 5            ADJOURNMENT**

Chairman Montana adjourned the meeting at 5:55 p.m.

APPROVED:

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Andy Montana, Chairman

ATTEST:

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Holly Campbell, Vice Chairman

Minutes prepared by Rosa Mendez, City Secretary.