

CITY OF WHITESBORO COUNCIL MEETING  
111 W. MAIN STREET, WHITESBORO, TEXAS  
TUESDAY, APRIL 2, 2024 6:00 P.M.

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1. PLEDGE OF ALLEGIANCE AND INVOCATION
2. ROLL CALL
3. CITIZEN PRESENTATION. Any citizen wishing to address the council may do so after providing a written request to speak to the City Secretary; giving their name and address for the record. There is a three (3) minute time limit. The Council may not address any issues, but may receive information.
4. APPROVAL OF MINUTES FROM THE MEETING OF FEBRUARY 20, 2024 (CORRECTIONS MADE) MARCH 5 AND 19, 2024. POSSIBLE ACTION.
5. APPROVAL OF BILLS PAYABLE FOR THE MONTH OF MARCH 2024. POSSIBLE ACTION.
6. CONSIDER SETTING PCA FOR THE MONTH OF APRIL 2024. POSSIBLE ACTION.
7. DEPARTMENT HEAD REPORTS.
8. SENATOR DREW SPRINGER TO PRESENT A PROCLAMATION TO THE WHITESBORO VOLUNTEER FIRE DEPARTMENT FOR NATIONAL VOLUNTEER WEEK.
9. DISCUSS, CONSIDER AND POSSIBLE ACTION ON ORDINANCE 1221 ADOPTING GRAYSON COUNTY THOROUGHFARE PLAN.
10. DISCUSSION ONLY ON AN ORDINANCE 1222 FOR THE ADOPTION OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE.
11. DISCUSSION ONLY ON THE HOME PROGRAM.
12. DISCUSSION ONLY ON AMENDMENT TO THE BUILDING SETBACKS.
13. DISCUSS AND CONSIDER AND POSSIBLE ACTION ON PUBLIC UTILITY COMMISSION OF TEXAS INCREASE.
14. DISCUSS AND CONSIDER UPDATES ON THE FOLLOWING ONGOING PROJECTS.
  - a) Water Tower project. Possible action.
  - b) 12" Water Line. Possible action.
  - b) Texoma Street project. Possible action.
  - c) 4<sup>th</sup> Street project. Possible action.
15. DISCUSS, CONSIDER AND POSSIBLE ACTION ON THE APPROVAL AND/OR RATIFICATION OF EXPENDITURES EXCEEDING THE CITY ADMINISTRATOR'S AUTHORITY.
16. ADJOURN

The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Section 551.071 (Consultation with Attorney), 551.072 (Deliberation about Real Property), 551.073 (Deliberation about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development).

Persons with disabilities who plan to attend this meeting and who may need assistance or interpretation should contact the office of the City Secretary at 903-564-4000 two (2) days prior to the meeting so that appropriate arrangements can be made.

*Las personas con discapacidad que pretenden asistir a esta reunion y que necesite avuda o interpretacion deben pongase en contacto con la oficina de la Secretaria de la ciudad en 903-564-4000, 2 dos dias anties de la reunion para que so pueden hacer arreglos apropiados.*

**THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS  
MET TUESDAY, FEBRUARY 20, 2024, 4:00 P.M. AT 308 W. MAIN STREET (PUBLIC LIBRARY)  
FOR A REGULAR COUNCIL MEETING.**

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**Roll Call:**

Present: Mayor Blaylock  
Alderman Meals  
Alderman Woolsey  
Alderman Edwards  
Alderman Moore  
Alderman Miles

**Citizens Presentation:** John Weems resident of 308 Parker Lane commented on and read a section of the 2019 Strategic Plan regarding the City's vision and plan.

**Department Head Reports:** Alderman Woolsey inquired on a brief explanation of the electrical SCADA system. Shane explained the upgrades will allow isolation of the electrical system for repairs.

**Discuss, Consider and Possible action on the Resolution 8701 Governance Policy.**

There were changes made to page 17 and page 13, council requested a review of the Board Ordinances.

**Discuss, Consider and Possible action Reappointments to the PARD Advisory Board.**

Alderman Edwards motioned to approve the reappointment of Amber Parish, Jeff Butts and Jim Schuessler to the PARD Advisory Board for a two-year term; seconded by Alderman Meals; carried unanimously.

**Discuss, Consider and Possible action on Reappointments to the Housing Authority Board.**

Alderman Edwards motioned to reappoint Cynthia Wood for a one-year term as Chairperson and Chris Goedecke to a one-year term as Vice Chairperson; seconded by Alderman Meals; carried unanimously.

**Discuss, Consider and Possible action on an appointment to the Preservation Board.**

Julie Arrington will remove the civic boards that no longer exist and Alderman Woolsey requested to wait for the Governance Policy update before appointing anyone to the Preservation Board. Staff will notify the applicants.

**Discuss, Consider and Possible action on the American Tower Lease.**

Council expressed they were holding- failed for lack of motion.

**Discuss, Consider and Possible action authorizing the City Administrator to enter into a purchasing agreement with Tyler Technologies for a Cemetery Module.**

Alderman Meals motioned to authorize the City Administrator to purchase the Cemetery Module from Tyler Technologies; seconded by Alderman Moore; carried unanimously.

**Discuss, Consider and Possible action on the Engineering report regarding the Whitesboro Public Library.**

Alderman Meals approved the City Administrator to engage our Engineering firm; seconded by Alderman Woolsey; carried unanimously.

**Discussion only on a Contract Engineer.**

Council agreed on the need for a contract engineer on an as needed basis and directed staff to move forward.

**Discuss, Consider and Possible action on the approval and/or ratification of expenditures exceeding the City Administrators authority.**

Alderman Meals motioned to approve expenditures for Nichols, Jackson, Dillard in the amount of \$4,086.46 for attorney fees and Birkhoff, Hendricks & Carter in the amount of \$23,392.01 for engineering; seconded by Alderman Woolsey; carried unanimously.

**Discuss, Consider and Possible action on the approval of an Economic Development Incentive to Your Neighbors House for sidewalk construction.**

**And Discuss, Consider and Possible action on the approval of an Economic Development Incentive for project #76.**

**Executive Session:** Entered into at 4:58 p.m.

**551.086 Economic Development**

Returned at 7:53 p.m.

Alderman Meals approved the Economic Development incentive to Your Neighbors House for sidewalk construction in an amount of \$13,050.00; seconded by Alderman Edwards; carried unanimously.

Alderman Meals motioned to approve the Economic Development incentive for project #76 in an amount not to exceed \$750,000.00; seconded by Alderman Edwards; carried unanimously.

**Adjourn:** At 7:55 p.m. Alderman Meals motioned to adjourn; seconded by Alderman Moore; carried unanimously.

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David Blaylock, Mayor

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Teresa Niño, City Secretary



**THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS  
MET TUESDAY, MARCH 5, 2024, 6:00 P.M. AT 308 W. MAIN STREET (PUBLIC LIBRARY)  
FOR A REGULAR COUNCIL MEETING.**

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**Roll Call:**

Present: Mayor Blaylock  
Alderman Meals  
Alderman Woolsey  
Alderman Edwards  
Alderman Moore  
Alderman Miles

**Citizens Presentation:** None

**Approval of minutes from the meetings of February 6, 12, 20, 27 and 28, 2024.**

Alderman Woolsey requests a correction to the minutes from February 20 on her request (which is incorrect). Alderman Meals motioned to approve minutes from the meetings on February 6, 12, 27 and 28, 2024; seconded by Alderman Edwards; carried unanimously.

**Approval of Bills payable for the month of February 2024.**

Alderman Meals motioned to approve the bills payable for the month of February 2024 in the amount of \$946,278.91; seconded by Alderman Moore; carried unanimously.

**Consider setting PCA for the month of March 2024.**

Alderman Edwards motioned to approve PCA at 0.011097 unchanged; seconded by Alderman Woolsey; carried unanimously.

**Department Head reports:**

Council asked about the Father/Daughter dance attendance, Penny said it was the largest attendance yet.

**Public Hearing to discuss and consider preliminary re-plat change for a property located at Sadler Road just to the West of Turkey Farm Road, Whitesboro, Texas. Legal description G-1458 Bradley B W A-G1458, acres 11.989, the property owner is asking to re-plat this property from one (1) lot to seven (7) lots for residential use**

Opened Public Hearing at 6:07 p.m. Julie Arrington the City Administrator advised the council that this property is located in our ETJ. Rhonda Woods asked about deed restrictions for sub-divisions.

Closed Public Hearing at 6:10 p.m. and returned back into regular session.

**Recognition of Whitesboro Police Officer Lew Hatch for his great job done on organizing the property and evidence room.**

Acting Police Chief Robert Sherwin talked about how he has seen many Police departments property and evidence room get cleaned out by hiring a company to handle the task. Officer Hatch took classes on how to get this job done correctly and took on the task and found \$3,000.00 and took the guns that were seized to be destroyed (at no cost to the city). Chief Sherwin said it is a pleasure and an honor to recognize Officer Hatch for the great job he has done.

**Discuss, Consider and Possible action on awarding a Downtown Building Improvement Grant for Sunny Paige**

Alderman Edwards motioned to approve the Downtown Building Improvement Grant for Sunny Paige; seconded by Alderman Meals; Alderman Moore abstained from voting; motion carried all others voted for.

**Discuss, Consider and Possible action on the approval of repair to the swimming pool by Allison Landscape & Pool.**

Penny Renfro reported that the pool has plaster failures (not the pool its self) no leaks have been detected and it has been drained to determine the issue. This is an emergency item as the pool can not remain empty for long, Allison Landscape presented a cost estimate of \$115,850.00 to repair the plaster issues. Alderman Edwards motioned to approve the repairs be made by Allison Landscape & Pool in the amount of \$115,850.00; seconded by Alderman Meals; carried unanimously.

**Discuss, Consider and Possible action on the award of a contract for the City of Whitesboro Comprehensive Plan proposal from Dunaway.**

Stephen Cook with Dunaway is here to answer any questions the council has and they have met with the comprehensive board and would love to work with the city on the comprehensive plan. Mike Haynie told the council that the board is recommending hiring Dunaway. Alderman Moore motioned to award the contract for the Comprehensive Plan to Dunaway; seconded by Alderman Miles; carried unanimously.

**Discuss, Consider and Possible action on the Resolution 8701 Governance Policy.**

Julie Arrington City Administrator advised council that she will be making corrections to the code of ordinances for Whitesboro Economic Board residence requirement to agree with the bylaws and the Parks Board membership requirements. Alderman Meals motioned to adopt Resolution 8701; seconded by Alderman Edwards; carried unanimously.

**Discuss, Consider and Possible action on Ordinance 1220 restructuring the Whitesboro Preservation Board.**

Tabled item.

**Discuss, Consider and Possible action on an appointment to the Preservation Board.**

Tabled item.

**Discuss, Consider and Possible action on appointment and reappointment to the Board of Adjustment.**

Alderman Meals motioned to remove Anita Morales for absentee attendance; seconded by Alderman Edwards; carried unanimously. Alderman Edwards motioned to appoint Coley Wade and Michael Burkleo for a two-year term on the Board of Adjustments; seconded by Alderman Meals; Alderman Moore abstained from voting; motion carried all others voted for.

**Discuss, Consider and Possible action on reappointment to the Planning and Zoning Board.**

Council requested the City Administrator to get applications from the members wanting to be reappointed.

**Discuss, Consider and Possible action on reappointment to the Library Board.**

Alderman Moore motioned to reappoint Janet Mestemacher, Karen Butts and Linda Powers for a two-year term on the Library Board; seconded by Alderman Meals; carried unanimously.

**Discuss, Consider and Possible action on Resolution 8702 authorizing membership in the Atmos Cities Steering Committee.**

Alderman Meals motioned to adopt Resolution 8702 authorizing membership in the Atmos Cities Steering Committee; seconded by Alderman Moore; carried unanimously.

**Discuss, Consider and Possible action a Memorandum of Understanding for Fire Protection.**

Alderman Edwards motioned to approve the Memorandum of Understanding for Fire Protection; seconded by Alderman Woolsey; carried unanimously.

**Discuss, Consider and Possible action on draw #8 to KW Utility Construction for Wilson Street Ground Storage Tank and Pump Building.**

Julie Arrington advised the council that the project is complete and we will hold the retainage until it has to be released. Alderman Edwards motioned to approve payment to KW Utilities Construction draw #8 in the amount of \$381,900.00; seconded by Alderman Meals; carried unanimously.

**Discuss and Consider updates on the following ongoing projects.**

Water Tower Project -at 30% on plans, and a meeting has been requested with Billy Wolf.

Texoma Street Project- a meeting with the residents is scheduled for March 14<sup>th</sup> at Jimmie O' Rector Building.

4<sup>th</sup> Street Park Project- met with CEC Engineering to discuss preliminary plans.

4<sup>th</sup> Street Expansion Project- Have not heard from property owner on the purchase of the property near this location.

**Discuss, Consider and Possible action on the approval and/or ratification of expenditures exceeding the City Administrator's authority.**

Alderman Meals motioned to approve expenditures to Winsupply in the amount of \$14,462.00 for water meters, KW Utility in the amount of \$23,200.00 Wilson Well generator and lighting set up and CCS Water Specialist in the amount of \$41,557.59 for the repairs to the North Well; seconded by Alderman Woolsey; carried unanimously.

**Executive Session:** Entered into at 7:44 p.m.

1. Pursuant to Government Code Section 551.074 Personnel Matters – to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

a. Personnel Matters- Police Chief Interviews.

Returned back into regular session at 10:17 p.m. motioned by Alderman Meals; seconded by Alderman Edwards; carried unanimously.

Mayor Blaylock said during executive session they discussed possible employment.

Alderman Meals motioned to hire Alex Coss as the new Police Chief effective immediately; seconded by Alderman Edwards; carried unanimously.

**Adjourn:** At 10:19 p.m. Alderman Edwards motioned to adjourn; seconded by Alderman Woolsey; carried unanimously.

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David Blaylock, Mayor

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Teresa Niño, City Secretary

**THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS  
MET TUESDAY, MARCH 19, 2024, 4:00 P.M. AT 111 W. MAIN STREET  
FOR A REGULAR COUNCIL MEETING.**

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**Roll Call:**

Present: Mayor Blaylock  
Alderman Meals  
Alderman Woolsey  
Alderman Edwards  
Alderman Moore  
Alderman Miles

**Citizens Presentation:** None

**Department Reports:** Curlen Barger a Police Dispatcher wanted to tell the council that she along with another dispatcher recommended Lisa Whitten for Supervisor of the Year with TCOG. She didn't get it, but wanted to read the letters that were submitted and give her a certificate she made to honor her for all that she does for them. Ronnie Fielder addressed the council on the PA system, the audience can't hear what is being said.

**Discuss, Consider and Possible action on the approval of a preliminary re-plat change for an 11.989-acre property located at Sadler Road just to the West of Turkey Farm Road, Whitesboro, Texas. Legal description G-1458 Bradley B W A-g14858, acres 11.989. The property owner is asking to re-plat this property from one (1) lot to seven (7) lots for residential use.**

Alderman Meals motioned to approve the re-plat change on the 11.989 acres located at Sadler Road just to the West of Turkey Farm Road, legal description G-1458 Bradley B W A-G14858 from one (1) lot into seven (7) lots for residential use; seconded by Alderman Woolsey; carried unanimously.

**Discuss, Consider and Possible action on Resolution 8703 to TXDOT requesting to close a portion of Main Street and Union Street for the Chili Cook off.**

Alderman Edwards motioned to adopt Resolution 8703 to TXDOT requesting to close a portion of Main Street and Union Street for the Chili Festival; seconded by Alderman Miles; carried unanimously.

**Discuss, Consider and Possible action on the purchase of a vehicle for the Building Inspector.**

Julie Arrington the City Administrator reported that the vehicle used by the building inspector had no heat or A/C but the mechanic has repaired, have gotten some quotes for a 2024 Colorado crew cab (not budgeted). Alderman Meals asked about the Police vehicle (when they get a new vehicle) they give one to the inspector. Item was tabled.

**Discuss, Consider and Possible action on Public Utility Commission of Texas increase.**

Julie Arrington the City Administrator presented the CPI increase to customers would be \$.21 cents and bring in more revenue in the amount of \$43,762.00, Alderman Meals wants more research on the amount of revenue increase in the past it didn't amount to this much. Item tabled.

**Discussion Only on the Restructuring of the Whitesboro Preservation Board.**

Alderman Moore started the discussion on the civic organizations need to decide who to include, remove the Lions Club (Whitesboro doesn't have) remove the (and to redefine the scope and advisory authority of the board) from the 3<sup>rd</sup> Whereas, §33.02 remove (5) and under (c) add a (3) for the administrator (The City Administrator or designee and a member of the Chamber Board. Under (F) change other historical sites to city owned historical sites. Board Members should be 6 civic and 3 at large.

**Discuss, Consider and Possible action on reappointment and/or appointment to the Board of Adjustment.**

Alderman Edwards motioned to appoint Michael Vaughn to the Board of Adjustment, Alderman Moore asked why we wouldn't reappoint the two incumbents that want to continue to be on the board, Alderman Meals said the two incumbents haven't followed through with the check list that was given at the last meeting for First State Bank sign Alderman Edwards said if the flow chart had been followed it wouldn't have passed. Alderman Moore asked why are we removing her from the board, cause? It was explained that Greear's term is up and the council is not going to renew, have we talked with them about this or received minutes from the meeting? Will set up a special meeting to approve the minutes (typed up by Dee Cooper) they don't have a meeting scheduled at this time. Alderman Moore motioned to reappoint Suzanne Greear to the Board, died due to lack of a second. Alderman Edwards motioned to appoint Michael Vaughn to the Board of Adjustment for a two-year term; seconded by Alderman Meals, Alderman Woolsey and Alderman Moore voted against motion, motion passed with majority vote for. Alderman Moore motioned to reappoint Susan Vardell to the Board of Adjustment for a two-year term; seconded by Alderman Woolsey; Alderman Meals and Alderman Edwards voted against motion; motion passed with majority vote for.

**Discuss, Consider and Possible action on reappointment and/or appointment to the Planning & Zoning Board.**

Alderman Meals motioned to reappoint David Bertino and Russ Wilson to the Planning & Zoning Board for a two-year term; seconded by Alderman Woolsey; carried unanimously.

**Discuss, Consider and Possible action on reappointment to the Library Board.**

Alderman Edwards motioned to reappoint Jo Stow and Karen Brannan to the Library Board for a one-year term; seconded by Alderman Meals; carried unanimously.

**Discuss, Consider and Possible action on the Texoma Drive Rehabilitation Project Engineered Plans.**

Julie Arrington the City Administrator reported that the meeting on Thursday with the residents from Texoma Drive and Red River Drive went well. She is looking into bonds \$25 -30 million dollars for all the streets in town. Alderman Moore asked when administration directed her to include all street in town. Alderman Edwards mentioned the 3<sup>rd</sup> Block needing a culvert for flooding (he went out and looked at it after the meeting). Alderman Moore motioned to approve the Texoma Drive Rehabilitation Project Engineered Plans; seconded by Alderman Meals; carried unanimously.

**Discussion and Direction on the Elevated Water Tower Project.**

Julie Arrington the City Administrator advised the council that Brad has received preliminary plans and the purpose of easements were to allow the waterline to be 10 ft outside of the right of way. If in the future TXDOT expands 56 and the city had to move lines the cost would be on the city. Council recommends staying in the right of way.

**Discuss, Consider and Possible action on the approval and/or ratification of expenditures exceeding the City Administrator's authority.**

Alderman Meals motioned to approve Martin Marietta for granite chips in the amount of \$20,400.00 plus \$10,000.00 for delivery, Nichols, Dillard, Jackson for legal fees in the amount of \$5,404.93 and Birkhoff, Hendricks & Carter for engineering in the amount of \$33,171.80; seconded Alderman Edwards; carried unanimously.

**Executive Session:**

Entered into at 6:49 pm

- a. Pursuant to section 551.072 of the Texas Open Meetings act, the City council will meet in executive session to deliberate on certain matters concerning real property.
  1. Property located at HWY 377 and the proposed 4<sup>th</sup> Street extension.
  2. WEDCO Lease

Retuned back into regular session at 6:49 pm.

Alderman Meals motioned to authorize administration to engage the city attorney to purchase property in the amount of \$90,415.00; seconded by Alderman Woolsey; carried unanimously.

**Adjourn:** At 8:10 p.m. Alderman Meals motioned to adjourn; seconded by Alderman Edwards; carried unanimously.

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David Blaylock, Mayor

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Teresa Niño, City Secretary

REVENUE STATEMENT  
AS OF: MARCH 31ST, 2024

106-GENERAL FUND  
REVENUES

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<b>TAXES</b>						
5110 CURRENT TAXES	1,312,609.00	14,595.92	1,457,411.80	111.03	0.00	( 144,802.80)
5111 DELINQUENT TAXES	19,053.93	3.59	7,023.41	36.86	0.00	12,030.52
5112 FRANCHISE PAYMENTS	87,524.18	0.00	62,116.53	70.97	0.00	25,407.65
5113 ECONOMIC DEVELOPMENT	570,000.00	54,955.81	398,166.66	69.85	0.00	171,833.34
5114 GEN.TEL.FRANCHISE	0.00	6.38	7,356.45	0.00	0.00	( 7,356.45)
5117 CABLE FRANCHISE	0.00	0.00	5,842.37	0.00	0.00	( 5,842.37)
5120 GENERAL SALES TAX	1,244,035.96	73,274.41	530,888.91	42.67	0.00	713,147.05
5121 PROPERTY TAX RELIEF	210,750.00	18,318.60	132,722.23	62.98	0.00	78,027.77
5123 MIXED BEVERAGE TAX	1,520.17	85.62	599.32	39.42	0.00	920.85
5130 PENALTY & INTEREST	8,200.00	1,005.77	3,981.59	48.56	0.00	4,218.41
5131 DELINQUENT TAXES COLLECT/P&I	6,970.80	3.65	2,093.21	30.03	0.00	4,877.59
5133 TAX ATTORNEY'S FEE	4,276.35	1.08	2,469.43	57.75	0.00	1,806.92
*** REVENUE CATEGORY TOTALS ***	3,464,940.39	162,250.83	2,610,671.91	75.35	0.00	854,268.48
<b>LICENSE &amp; PERMITS</b>						
5210 DOG LICENSE	150.00	35.00	70.00	46.67	0.00	80.00
5220 OCCUPATION LICENSE	17,000.00	460.00	9,050.00	53.24	0.00	7,950.00
5225 ALCOHOL PERMIT	1,822.50	60.00	150.00	8.23	0.00	1,672.50
5230 ALARM SYSTEM PERMIT	2,000.00	0.00	2,107.50	105.38	0.00	( 107.50)
5260 BUILDING PERMITS	256,793.94	6,628.36	60,433.96	23.53	0.00	196,359.98
*** REVENUE CATEGORY TOTALS ***	277,766.44	7,183.36	71,811.46	25.85	0.00	205,954.98
<b>CHARGES FOR SERVICES</b>						
5410 CEMETERY	23,000.00	2,000.00	14,750.00	64.13	0.00	8,250.00
5411 CEMETERY FILING FEE	500.00	0.00	75.00	15.00	0.00	425.00
5417 ANIMAL CONTROL/POUND FEES	500.00	40.00	275.00	55.00	0.00	225.00
5420 SWIM POOL ADMISSIONS	20,000.00	0.00	0.00	0.00	0.00	20,000.00
5425 SWIM LESSON FEES	13,500.00	25.00	65.00	0.48	0.00	13,435.00
5430 POOL CONCESSIONS	9,500.00	0.00	0.00	0.00	0.00	9,500.00
5435 ATHLETIC INCOME	57,850.80	600.00	42,278.00	73.08	0.00	15,572.80
5440 P & R REVENUE	15,500.00	604.00	12,000.50	77.42	0.00	3,499.50
5443 SERVICE CHARGE FEE	0.00	0.00	46.56	0.00	0.00	( 46.56)
5460 GAMEROOM REVENUE	50.00	0.00	0.00	0.00	0.00	50.00
5480 LIBRARY/COUNTY SUBSIDY	2,960.00	0.00	2,960.00	100.00	0.00	0.00
5493 PLANNING & ZONING FEES	2,000.00	840.98	1,615.47	80.77	0.00	384.53
5495 FIRE CONTRACT-GRAYSON COUNTY	39,600.00	4,083.00	20,415.00	51.55	0.00	19,185.00

REVENUE STATEMENT  
AS OF: MARCH 31ST, 2024

106-GENERAL FUND  
REVENUES

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
*** REVENUE CATEGORY TOTALS ***	184,960.80	8,192.98	94,480.53	51.08	0.00	90,480.27
<u>FINES &amp; FORFEITURES</u>						
5510 LIBRARY FINES	100.00	0.00	0.00	0.00	0.00	100.00
5570 TRAFFIC/CRIMINAL FINES	240,000.00	13,750.81	122,052.70	50.86	0.00	117,947.30
*** REVENUE CATEGORY TOTALS ***	240,100.00	13,750.81	122,052.70	50.83	0.00	118,047.30
<u>OTHER REVENUES</u>						
5608 WEDCO/WIDC IMPROVEMENTS	0.00	0.00	24,223.00	0.00	0.00	( 24,223.00)
5611 LIBRARY DONATIONS	300.00	0.00	0.00	0.00	0.00	300.00
5613 FIRE DEPARTMENT DONATIONS	0.00	20.00	20.00	0.00	0.00	( 20.00)
5614 OAKWOOD CEMETERY DONATIONS	100.00	0.00	100.00	100.00	0.00	0.00
5617 PROPERTY LEASES	75,193.78	614.94	8,438.17	11.22	0.00	66,755.61
5618 COURT COLLECTION FEE	13,500.00	364.28	4,693.35	34.77	0.00	8,806.65
5625 INTEREST INCOME	285,829.51	0.00	108,159.65	37.84	0.00	177,669.86
5626 INSURANCE CLAIMS	0.00	0.00	80,092.00	0.00	0.00	( 80,092.00)
5628 FIRE RECOVERY	9,693.00	0.00	0.00	0.00	0.00	9,693.00
5630 MISCELLANEOUS	65,000.00	138.30	14,611.53	22.48	0.00	50,388.47
5632 POLE CONTRACTS	18,547.00	0.00	0.00	0.00	0.00	18,547.00
5633 VERIZON POLE CONTRACTS	0.00	0.00	168.52	0.00	0.00	( 168.52)
5636 PEACE OFFICER TRAIN.ALLOCATIO	0.00	1,194.62	1,194.62	0.00	0.00	( 1,194.62)
5637 POST OFFICE LEASE	0.00	4,500.00	27,000.00	0.00	0.00	( 27,000.00)
5638 MUN. COURT BLDG SECURITY	5,023.75	293.41	2,623.39	52.22	0.00	2,400.36
5639 MUN. COURT TECHNOLOGY	4,101.03	239.53	2,141.53	52.22	0.00	1,959.50
*** REVENUE CATEGORY TOTALS ***	477,288.07	7,365.08	273,465.76	57.30	0.00	203,822.31
<u>TRANSFER FROM OTHER FUNDS</u>						
5711 TRANSFER FROM UTILITY FUND	1,411,719.12	0.00	0.00	0.00	0.00	1,411,719.12
5712 TRANSFER FROM UNDESIGNATED BA	125,254.00	0.00	0.00	0.00	0.00	125,254.00
*** REVENUE CATEGORY TOTALS ***	1,536,973.12	0.00	0.00	0.00	0.00	1,536,973.12
<u>OTHER</u>						
*** TOTAL REVENUES ***	6,182,028.82	198,743.06	3,172,482.36	51.32	0.00	3,009,546.46
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*** END OF REPORT ***						



FINANCIAL SUMMARY  
AS OF: MARCH 31ST, 2024

## 106-GENERAL FUND

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
-----						
REVENUE SUMMARY						
TAXES	3,464,940.39	162,250.83	2,610,671.91	75.35	0.00	854,268.48
LICENSE & PERMITS	277,766.44	7,183.36	71,811.46	25.85	0.00	205,954.98
CHARGES FOR SERVICES	184,960.80	8,192.98	94,480.53	51.08	0.00	90,480.27
FINES & FORFEITURES	240,100.00	13,750.81	122,052.70	50.83	0.00	118,047.30
OTHER REVENUES	477,288.07	7,365.08	273,465.76	57.30	0.00	203,822.31
TRANSFER FROM OTHER FUNDS	<u>1,536,973.12</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>1,536,973.12</u>
*** TOTAL REVENUES ***	<u>6,182,028.82</u>	<u>198,743.06</u>	<u>3,172,482.36</u>	<u>51.32</u>	<u>0.00</u>	<u>3,009,546.46</u>
=====						
EXPENDITURE SUMMARY						
11 - ADMINISTRATION	343,619.70	52,012.19	232,060.84	78.06	36,163.93	75,394.93
12 - CONTRACTS	1,177,683.92	69,909.04	698,071.14	59.57	3,473.00	476,139.78
13 - OFFICE	313,897.04	21,833.38	160,328.26	51.10	78.43	153,490.35
16 - COMMUNICATIONS	498,790.57	43,015.74	278,513.81	55.85	79.68	220,197.08
17 - POLICE	950,246.43	64,242.63	481,698.82	57.86	68,103.32	400,444.29
18 - MUNICIPAL COURT	106,313.43	36,998.19	147,044.34	138.31	0.00	( 40,730.91)
20 - FIRE	652,061.99	58,822.70	1,109,810.07	246.29	496,159.87	( 953,907.95)
22 - RESCUE	45,000.00	4,462.54	24,222.03	57.36	1,590.50	19,187.47
25 - INSPECTION	120,152.32	9,422.42	60,266.97	49.81	( 419.02)	60,304.37
30 - STREETS	676,776.38	65,944.80	346,061.98	73.26	149,734.63	180,979.77
34 - ANIMAL CONTROL	52,205.60	1,178.92	9,565.05	18.37	26.95	42,613.60
40 - SUPPORT SYSTEMS	189,446.45	15,259.10	141,706.06	74.80	0.00	47,740.39
45 - CEMETERY	2,674.67	0.00	1,058.07	39.56	0.00	1,616.60
50 - RECREATION	377,035.08	37,074.56	213,511.39	58.69	7,762.34	155,761.35
52 - COMPETITIVE LEAGUES	0.00	0.00	0.00	0.00	0.00	0.00
54 - PARK MAINTENANCE	314,592.15	16,665.10	136,282.28	46.82	11,023.38	167,286.49
58 - SWIMMING POOL	152,546.32	360.00	14,748.16	21.35	17,826.00	119,972.16
70 - LIBRARY	234,743.27	12,319.80	97,636.68	49.45	18,439.37	118,667.22
99- NON DEPARTMENT	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
*** TOTAL EXPENDITURES ***	<u>6,207,785.32</u>	<u>509,521.11</u>	<u>4,152,585.95</u>	<u>79.94</u>	<u>810,042.38</u>	<u>1,245,156.99</u>
=====						
*** END OF REPORT ***						

REVENUE STATEMENT  
AS OF: MARCH 31ST, 2024

206-UTILITY FUND  
REVENUES

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<hr/>						
<u>TAXES</u>						
*** REVENUE CATEGORY TOTALS ***	0.00	0.00	0.00	0.00	0.00	0.00
<u>LICENSE &amp; PERMITS</u>						
<u>CHARGES FOR SERVICES</u>						
5409 BULK WATER SALES	500.00	0.00	69.62	13.92	0.00	430.38
5411 WATER SALES	1,274,024.40	93,621.68	652,014.26	51.18	0.00	622,010.14
5412 SEWER SALES	780,929.80	57,777.68	393,567.21	50.40	0.00	387,362.59
5413 GARBAGE	787,838.40	70,749.98	413,908.17	52.54	0.00	373,930.23
5414 WATER MISC.REVENUE	979.20	0.00	1,000.00	102.12	0.00	( 20.80)
5415 WATER TAP FEE	27,540.00	3,175.00	10,375.00	37.67	0.00	17,165.00
5416 SEWER TAP FEE	27,480.00	1,650.00	11,550.00	42.03	0.00	15,930.00
5418 CONTAINER DUMP/WILSON STREET	2.40	0.00	0.00	0.00	0.00	2.40
5419 PENALTIES	136,672.80	13,177.00	77,534.72	56.73	0.00	59,138.08
5442 CONNECT FEES	16,806.00	1,500.00	6,640.00	39.51	0.00	10,166.00
5443 SERVICE CHARGE FEE	57,254.40	4,939.50	32,134.79	56.13	0.00	25,119.61
5444 ELECTRIC SALES	4,956,195.60	411,520.81	2,683,950.26	54.15	0.00	2,272,245.34
5447 ELECTRIC MISC. REVENUE	8,748.00	1,517.58	7,117.58	81.36	0.00	1,630.42
5491 CITY TAX COLLECTED	89,606.00	8,248.84	52,922.63	59.06	0.00	36,683.37
5492 STATE TAX COLLECTED	0.00	9,583.08	58,372.49	0.00	0.00	( 58,372.49)
*** REVENUE CATEGORY TOTALS ***	8,164,577.00	677,461.15	4,401,156.73	53.91	0.00	3,763,420.27
<u>FINES &amp; FORFEITURES</u>						
<u>OTHER REVENUES</u>						
5624 CD INTEREST/UTILITY DEPOSITS	7,500.00	0.00	1,510.40	20.14	0.00	5,989.60
5630 MISCELLANEOUS	3,288.00	721.50	3,398.45	103.36	0.00	( 110.45)
5631 BAD DEBT RECOVERY	1,322.40	52.43	93.39	7.06	0.00	1,229.01
*** REVENUE CATEGORY TOTALS ***	12,110.40	773.93	5,002.24	41.31	0.00	7,108.16

REVENUE STATEMENT  
AS OF: MARCH 31ST, 2024206-UTILITY FUND  
REVENUES

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
-----						
TRANSFER FROM OTHER FUNDS						
*** REVENUE CATEGORY TOTALS ***	0.00	0.00	0.00	0.00	0.00	0.00
OTHER						
*** REVENUE CATEGORY TOTALS ***	0.00	0.00	0.00	0.00	0.00	0.00
*** TOTAL REVENUES ***	8,176,687.40	678,235.08	4,406,158.97	53.89	0.00	3,770,528.43
	=====	=====	=====	=====	=====	=====
*** END OF REPORT ***						

FINANCIAL SUMMARY  
AS OF: MARCH 31ST, 2024

206-UTILITY FUND

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
-----						
REVENUE SUMMARY						
TAXES	0.00	0.00	0.00	0.00	0.00	0.00
CHARGES FOR SERVICES	8,164,577.00	677,461.15	4,401,156.73	53.91	0.00	3,763,420.27
OTHER REVENUES	12,110.40	773.93	5,002.24	41.31	0.00	7,108.16
TRANSFER FROM OTHER FUNDS	0.00	0.00	0.00	0.00	0.00	0.00
OTHER	0.00	0.00	0.00	0.00	0.00	0.00
*** TOTAL REVENUES ***	8,176,687.40	678,235.08	4,406,158.97	53.89	0.00	3,770,528.43
	=====	=====	=====	=====	=====	=====
EXPENDITURE SUMMARY						
90 - WATER	91,664.92	805,357.59	859,590.79	940.44	2,460.00	( 770,385.87)
91 - SEWER	382,784.26	17,610.46	129,846.23	34.82	3,437.75	249,500.28
94 - DISTRIBUTION & COLLE	935,569.18	56,639.17	491,911.92	54.19	15,039.27	428,617.99
95 - CONTRACTS	5,248,468.86	190,913.69	1,768,165.49	33.69	0.00	3,480,303.37
96 - ELECTRIC	897,844.53	34,871.96	432,606.58	49.24	9,500.30	455,737.65
99- NON DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
00 - NON DEPARTMENTAL	0.00	0.00	0.00	0.00	0.00	0.00
*** TOTAL EXPENDITURES ***	7,556,331.75	1,105,392.87	3,682,121.01	49.13	30,437.32	3,843,773.42
	=====	=====	=====	=====	=====	=====
*** END OF REPORT ***						

REVENUE STATEMENT  
AS OF: MARCH 31ST, 2024

700-EMS  
REVENUES

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>TAXES</u>						
<u>LICENSE &amp; PERMITS</u>						
<u>CHARGES FOR SERVICES</u>						
5408 GRAYSON COUNTY SUBSIDY	455,400.00	37,167.00	227,085.00	49.86	0.00	228,315.00
5409 COLLINSVILLE SUBSIDY	54,996.00	0.00	27,847.88	50.64	0.00	27,148.12
5412 SADLER SUBSIDY	24,028.00	833.33	7,369.28	30.67	0.00	16,658.72
5413 SOUTHMAYD SUBSIDY	28,432.00	2,369.30	11,846.50	41.67	0.00	16,585.50
5420 MEDICARE	175,000.00	0.00	76,083.09	43.48	0.00	98,916.91
5430 VA INSURANCE	0.00	0.00	56,477.82	0.00	0.00	( 56,477.82)
5441 MEDICAID	0.00	0.00	640.92	0.00	0.00	( 640.92)
5442 PRIVATE INSURANCE	300,000.00	0.00	179,223.40	59.74	0.00	120,776.60
5443 PRIVATE PAY	35,000.00	0.00	24,424.12	69.78	0.00	10,575.88
5444 TRANSFERS	647,132.78	0.00	0.00	0.00	0.00	647,132.78
5447 ISD	7,500.00	0.00	6,300.00	84.00	0.00	1,200.00
*** REVENUE CATEGORY TOTALS ***	1,727,488.78	40,369.63	617,298.01	35.73	0.00	1,110,190.77
<u>FINES &amp; FORFEITURES</u>						
<u>OTHER REVENUES</u>						
*** REVENUE CATEGORY TOTALS ***	0.00	0.00	0.00	0.00	0.00	0.00
<u>TRANSFER FROM OTHER FUNDS</u>						
<u>OTHER</u>						
*** TOTAL REVENUES ***	1,727,488.78	40,369.63	617,298.01	35.73	0.00	1,110,190.77
=====						
*** END OF REPORT ***						

FINANCIAL SUMMARY  
AS OF: MARCH 31ST, 2024

700-EMS

	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
-----						
REVENUE SUMMARY						
CHARGES FOR SERVICES	1,727,488.78	40,369.63	617,298.01	35.73	0.00	1,110,190.77
OTHER REVENUES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
*** TOTAL REVENUES ***	<u>1,727,488.78</u>	<u>40,369.63</u>	<u>617,298.01</u>	<u>35.73</u>	<u>0.00</u>	<u>1,110,190.77</u>
	=====	=====	=====	=====	=====	=====
EXPENDITURE SUMMARY						
21 - EMS	<u>1,752,488.12</u>	<u>96,416.36</u>	<u>1,277,152.60</u>	<u>74.93</u>	<u>35,973.11</u>	<u>439,362.41</u>
*** TOTAL EXPENDITURES ***	<u>1,752,488.12</u>	<u>96,416.36</u>	<u>1,277,152.60</u>	<u>74.93</u>	<u>35,973.11</u>	<u>439,362.41</u>
	=====	=====	=====	=====	=====	=====
*** END OF REPORT ***						

CITY OF WHITESBORO

April 2, 2024

TOTAL REGULAR BILLS PAID

\$709,231.25

WSC ENERGY: \$142,415.43

SALES TAX DIRECT PAYMENT

\$10,226.42

TOTAL:

\$861,873.10

3/27/2024 12:30 PM  
 CKET: 09765 PAYABLES 3/27/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

PAGE: 1

\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
00004	A D STARR I-279948*	BASEBALL EQUIPMENT	R	3/27/2024		1,005.38CR	106456	1,005.38
00964	A-1 LITTLE JOHN, INC. I-16999 I-17076	1394 SH 56 CEM. 3/26-4/22/24 FARMERS MKT. 3/26-4/22/24	R R	3/27/2024 3/27/2024		120.50CR 465.50CR	106457 106457	 586.00
03500	ADRIAN TREJO I-202403271329	UMPIRE \$65/GMx2 \$20 MILAGE	R	3/27/2024		150.00CR	106458	150.00
02985	AMAZON CAPITAL SERVICES, INC. I-14V7-G1WV-6DL1 I-1691-TFQP-WCVN I-1D1L-37FD-VMWW I-1LXG-CXTL-7WQY I-1RAD-MCKF-WCFC	WTRTHIEF, 3/4" TOTAL RPLR KIT 20 BOOKS "LEADING MEMOTIONAL COURAG COFFEE POTS, FILE FLDRS CD PLAYER, THERMALLABELS	R R R R R	3/27/2024 3/27/2024 3/27/2024 3/27/2024 3/27/2024		293.15CR 323.75CR 305.62CR 79.46CR 84.33CR	106459 106459 106459 106459 106459	    1,086.31
03430	JULIE ARRINGTON (REIMB) I-151928 I-151954 I-202403261324 I-202403271327	GFOAT CONFERENCE, CGFO CERTI TML CONFERENCE, TMCA MEMB. TEXAS CITY MANG ASSOC MEMBER KIWANNIS MEMB. DUES 2024 QR1/2	R R R R	3/27/2024 3/27/2024 3/27/2024 3/27/2024		850.00CR 360.00CR 345.00CR 250.00CR	106460 106460 106460 106460	   1,805.00
00033	BAKER & TAYLOR BOOKS I-5018797612 I-5018814464	31 FEBRUARY BOOKS 31 FEBRUARY BOOKS	R R	3/27/2024 3/27/2024		140.43CR 279.62CR	106461 106461	 420.05
00426	BARTHOLD TIRE COMPANY I-1-59755	235/75R17 TIRES #635	R	3/27/2024		450.00CR	106462	450.00
02881	BIRKHOFF, HENDRICKS & CARTER, LLP I-19433 I-19630 I-19632 I-19827	TEXOMA DR. REHAB TEXOMA DR. REHAB EST 12" WATER LINE LOOP .50MG SET	R R R R	3/27/2024 3/27/2024 3/27/2024 3/27/2024		10,651.80CR 3,803.19CR 4,815.62CR 22,520.00CR	106463 106463 106463 106463	   41,790.61
03492	BLUE LAYER I-81791	MONTHLY SERVICE MAR 24	R	3/27/2024		3,742.00CR	106464	3,742.00
02519	BOUND TREE MEDICAL I-85281948 I-85287663	MEDICAL SUPPLIES MEDICAL SUPPLIES	R R	3/27/2024 3/27/2024		133.93CR 1,452.55CR	106465 106465	 1,586.48

*John D. Moore*



3/27/2024 12:30 PM

## A / P CHECK REGISTER

PAGE: 2

CHECK: 09765 PAYABLES 3/27/24

VENDOR SET: 99

\*\*\*\* CHECK LISTING \*\*\*\*

BANK : AP A/P - POOLED CASH

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
1	DALTON FALLAW I-202403261323	REIMB	R	3/27/2024		240.00CR	106466	240.00
01708	ELLIOT ELECTRIC SUPPLY, INC. I-97-2619-01	F32T8 U-BEND 41K LAMPS	R	3/27/2024		236.00CR	106467	236.00
03144	FOUR FEATHERS ALARM, LLC I-120707	SERVICE CALL FOR CITY HALL	R	3/27/2024		461.00CR	106468	461.00
00157	FRONTIER COMMUNICATIONS I-202403251312	903-564-5575-100799-5	R	3/27/2024		242.71CR	106469	
	I-202403251313	903-564-5958-071423-5 PARD MAR	R	3/27/2024		274.98CR	106469	517.69
02281	GRAYSON COUNTY DISTRICT ATTORNEY OFFICE I-202403251317	25% FORFEITED CASE CV-23-1588	R	3/27/2024		125.75CR	106470	125.75
00151	GRAYSON-COLLIN ELECTRIC I-202403251315	SEWER PLANT 2/9-3/9/24	R	3/27/2024		6,848.00CR	106471	
	I-202403251316	ANDERSON LIFT 2/9-3/9/24	R	3/27/2024		211.08CR	106471	7,059.08
00542	HOLIDAY CHEVROLET INC I-CVCS576065	4 DOORKEYS&4DOORFOBS#1715	R	3/27/2024		649.29CR	106472	649.29
01629	INTERNATIONAL CODE COUNCI I-1001854070	CODEBOOKS&TRAININGSUPPLY	R	3/27/2024		41.80CR	106473	41.80
02298	JIMMIE ANN HARP (REIMBURSE) I-202403251314	WORK SHOES	R	3/27/2024		64.95CR	106474	64.95
1	JOHN MOORE I-202403251311	IONOS FEB/MAR24	R	3/27/2024		32.80CR	106475	32.80
03501	JUSTUS LUCAS I-202403271330	UMPIRE \$65/GMx2 \$20 MILEAGE	R	3/27/2024		150.00CR	106476	150.00
00683	LACAL EQUIPMENT INC I-0406035-IN	PARTS FOR SWEEPER #627	R	3/27/2024		3,767.69CR	106477	3,767.69
02831	MVBA, LLC I-284150	COLLECTIOON FEE 3/17/24	R	3/27/2024		33.33CR	106478	33.33
03418	NICHOLS JACKSON DILLARD HAGER SMITH LLP I-51102	GEN. LEGAL SERVICES/CITY	R	3/27/2024		13,672.22CR	106479	
	I-51103	MUNICIPAL COURT LEGAL SVCS	R	3/27/2024		184.96CR	106479	13,857.18

Unusually High  
(multiple Months)

John D. Moore

3/27/2024 12:30 PM  
 CKET: 09765 PAYABLES 3/27/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

PAGE: 3

\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
02374	OPTIMUM I-WFD APRIL 2024	206 W MAIN 3/30-4/29/24	R	3/27/2024		263.01CR	106480	263.01
00720	QUILL CORP. I-37845190	FPR, 6x9, 3x5, TPDSPNR, STICK	R	3/27/2024		316.23CR	106481	316.23
1	RANDY CHRISTOPHER LATHROP I-202403251318	*	R	3/27/2024		202.00CR	106482	202.00
01673	RICOH USA, INC. I-108129522	325570-3867822 LIB 4/4-5/3/24	R	3/27/2024		332.09CR	106483	332.09
00319	SKREEN DOOR I-240230 I-240231	BSBL/SFBL UNIFORMS 18x24" "NO SKATING" SIGNS	R R	3/27/2024 3/27/2024		6,305.00CR 50.00CR	106484 106484	6,355.00
00343	TEXOMA COUNCIL OF GOVERN I-202403271326	MEMBERSHIP DUES FY23/24	R	3/27/2024		1,093.32CR	106485	1,093.32
1	TJ MOTES I-202403271328	REFUND T-BALL REG	R	3/27/2024		90.00CR	106486	90.00
01297	USA BLUEBOOK I-INV00307076 I-INV00307086	SWVLADPTR, GASKETS, SPECCK SWVLADPTR, GASKETS, SPECCK	R R	3/27/2024 3/27/2024		983.27CR 55.96CR	106487 106487	1,039.23
03122	WINSUPPLY COOKE CO TX CO I-439940 02 I-440464 01	HYDMTR, 2CK, GSKTS, LTHRWSHR 3/4" POLY	R R	3/27/2024 3/27/2024		19.20CR 72.00CR	106488 106488	91.20
03362	ZALENKA BRANNAN I-202403251319	BUILDING SUPER. 3/11-3/15/24	R	3/27/2024		175.00CR	106489	175.00

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	34	0.00	89,815.47	89,815.47
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	34	0.00	89,815.47	89,815.47

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

*John D. Moore*

3/27/2024 9:29 AM  
 CKET: 09764 AP PAYABLE MAR 24  
 VENDOR SET: 99  
 BANK : AP-PR PAYROLL ACCOUNTS PAYABLE

A / P CHECK REGISTER

PAGE: 1

\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
01476	AFLAC							
	I-SI1202402261192	SUPPLEMENTAL INSURANCE	R	3/27/2024		620.92CR	106451	
	I-SI1202403131292	SUPPLEMENTAL INSURANCE	R	3/27/2024		620.92CR	106451	
	I-SI2202402261192	SUPPLEMENTAL INSURANCE	R	3/27/2024		96.65CR	106451	
	I-SI2202403131292	SUPPLEMENTAL INSURANCE	R	3/27/2024		96.65CR	106451	1,435.14
02273	LEGAL SHIELD/PPLSI							
	I-LGI202402261192	PRE-PAID LEGAL & ID THEFT	R	3/27/2024		25.90CR	106452	
	I-LGI202403131292	PRE-PAID LEGAL & ID THEFT	R	3/27/2024		25.90CR	106452	51.80
01878	THE LOOMIS COMPANY							
	C-202403251322	ADJ TO PR	R	3/27/2024		305.23	106453	
	I-GAP202403251320	EMPLOYERS CONTRIBUTION	R	3/27/2024		3,931.11CR	106453	
	I-GDC202402261192	EMPLOYEES CONTRIBUTION	R	3/27/2024		137.82CR	106453	
	I-GDC202403131292	EMPLOYEES CONTRIBUTION	R	3/27/2024		137.82CR	106453	3,901.52
00351	TX HEALTH BENEFITS POOL							
	I-202402261190	ADJ TO PR	R	3/27/2024		2,095.18CR	106454	
	I-202403251321	ADJ TO PR	R	3/27/2024		27.09CR	106454	
	I-DFE202403251320	EMPLOYER CONTRIBUTION D	R	3/27/2024		54.34CR	106454	
	I-DI 202402261192	EMPLOYEE DEDUCTIONS	R	3/27/2024		1,352.92CR	106454	
	I-DI 202403131292	EMPLOYEE DEDUCTIONS	R	3/27/2024		1,352.92CR	106454	
	I-DI2202402261192	EMPLOYEE DEDUCTIONS	R	3/27/2024		1,250.79CR	106454	
	I-DI2202403131292	EMPLOYEE DEDUCTIONS	R	3/27/2024		1,250.79CR	106454	
	I-DOL202402261192	EMP DED DEPENDENT LIFE	R	3/27/2024		8.00CR	106454	
	I-DOL202403131292	EMP DED DEPENDENT LIFE	R	3/27/2024		8.00CR	106454	
	I-EDC202403251320	EMPLOYERS DEPENDENT COVERAGE	R	3/27/2024		15,574.67CR	106454	
	I-EOL202402261192	EMPLOYEE OPTIONAL LIFE	R	3/27/2024		600.24CR	106454	
	I-EOL202403131292	EMPLOYEE OPTIONAL LIFE	R	3/27/2024		600.24CR	106454	
	I-LTD202403251320	EMPLOYER CONTRIBUTION	R	3/27/2024		505.22CR	106454	
	I-STD202403251320	EMPLOYER CONTRIBUTION	R	3/27/2024		534.51CR	106454	
	I-TML202403251320	EMPLOYER CONTRIBUTION	R	3/27/2024		59,476.57CR	106454	84,691.48
*VOID*	VOID CHECK		V	3/27/2024			106455	**VOID**

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	4	0.00	90,079.94	90,079.94
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	1	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	5	0.00	90,079.94	90,079.94

*John D. Moore*

3/25/2024 1:49 PM

## A / P CHECK REGISTER

PAGE: 1

PACKET: 09758 Regular Payments

VENDOR SET: 99

\*\*\* DRAFT/OTHER LISTING \*\*\*

BANK : AP-PR PAYROLL ACCOUNTS PAYABLE

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT
00363	TX MUNICIPAL RET SYSTEM							
	I-RET202402261192	RETIREMENT CONTRIBUTIONS	D	3/25/2024		15,611.52CR	000450	
	I-RET202403131292	RETIREMENT CONTRIBUTIONS	D	3/25/2024		15,281.14CR	000450	
	I-RET202403251320	RETIREMENT CONTRIBUTIONS	D	3/25/2024		15,725.99CR	000450	46,618.65

## \* \* T O T A L S \* \*

	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	0	0.00	0.00	0.00
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	1	0.00	46,618.65	46,618.65
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	1	0.00	46,618.65	46,618.65

3/21/2024 9:50 AM  
 PACKET: 09754 PAYABLE 03/21/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
03205	4U CREDIT UNION I-04/2024-1009126-7	EQUIPMENT/CHIPPER	R	3/21/2024		8,952.57CR	106386	8,952.57
03390	ACROSS THE STREET PRODUCTIONS I-24475	ONLINEINCIDENTCOMMANDCLAS	R	3/21/2024		385.00CR	106387	385.00
03473	ADCOMP SYSTEMS, INC. I-24665	KIOSK, SOFTWARE, TRAINING, C	R	3/21/2024		27,688.00CR	106388	27,688.00
02985	AMAZON CAPITAL SERVICES, INC. I-11LD-DWRT-TL4J I-177F-9NCX-FDPG I-1G9M-WRQH-VTLM I-1LXY-PH3D-9K1L I-1LYD-DYJR-7XG1 I-1QRW-NYHD-9CF7	FREONADPTRKIT, RPLCORD BOOKS, SOLARGLASSES 25 BOOKS BLUG2, ENVLPS, LGLFLDR, DVD, URETHANE GLUE #627 FIREANTKILLERGRANULES, LAB	R R R R R R	3/21/2024 3/21/2024 3/21/2024 3/21/2024 3/21/2024 3/21/2024		39.98CR 426.72CR 16.49CR 259.74CR 82.95CR 439.75CR	106389 106389 106389 106389 106389 106389	     1,265.63
02521	AMERICAN RED CROSS I-22670650	2024LTSFACILITYFEEAGREEME	R	3/21/2024		360.00CR	106390	360.00
01712	ATMOS ENERGY I-202403181300 I-202403181301	200 CENTER S HSE 2/8-3/7/24 401 NORTH AVE 2/8-3/7/24	R R	3/21/2024 3/21/2024		82.71CR 76.40CR	106391 106391	 159.11
03243	BLADES GROUP LLC I-18044337	ROCKASPHALT	R	3/21/2024		1,240.00CR	106392	1,240.00
03492	BLUE LAYER I-81656	15PROCESSORS, MNTR, SETUP	R	3/21/2024		2,451.00CR	106393	2,451.00
02519	BOUND TREE MEDICAL I-85277884	MEDICAL SUPPLIES	R	3/21/2024		249.88CR	106394	249.88
00051	BRAZOS ELECTRIC COOP I-50881-RI-001	DIST. SVC CHARGE FROM BEPC	R	3/21/2024		8,855.48CR	106395	8,855.48
01019	CASCO INDUSTRIES INC I-260376	BUNKERGEAR, RESCUEGEAR	R	3/21/2024		28,489.21CR	106396	28,489.21
02003	CHILD SMART ID, LLC I-645	ID CARD CHIEF COSS	R	3/21/2024		17.00CR	106397	17.00

*John D. Moore*

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 BANK : AP A/P - POOLED CASH

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
02837	CLINT MITCHESON I-202403181297	TEEX CLASS HOTEL 4 NIGHTS	R	3/21/2024		298.20CR	106398	298.20
1	COLUMN SOFTWARE PBC I-202403191302	2 ADS	R	3/21/2024		19.14CR	106399	19.14
03149	ESO SOLUTIONS, INC. I-ESO-135463	API FOR FIRE DATA,SCHEDUL	R	3/21/2024		2,169.00CR	106400	2,169.00
03206	FLOWERS BY FAITH I-0005	MEMORIAL FLOWERS	R	3/21/2024		200.00CR	106401	200.00
03261	FRONTIER ACCESS, LLC I-2959079	SLUDGE HAUL 3/14/24	R	3/21/2024		599.76CR	106402	599.76
1	HAYLEY ZINSKI I-202403211308	REFUND SOFTBALL	R	3/21/2024		100.00CR	106403	100.00
01629	INTERNATIONAL CODE COUNCI I-1001849944	CODEBOOKS&TRAININGSUPPLY	R	3/21/2024		559.87CR	106404	559.87
01666	IMPACT PROMOTIONAL SERVICE I-INV83059 I-INV83750 I-INV83751	UNIFORM POLO, PANTS SHIRTS & PANTS (AC) UNIFORM POLO, PANTS	R R R	3/21/2024 3/21/2024 3/21/2024		150.45CR 429.19CR 260.10CR	106405 106405 106405	  839.74
03246	INFONALIGY I-20451 I-20579 I-20628 I-20786 I-20787 I-20862	MANAGED MICROSOFT LICENSES MANAGED SVC PD MAR 24 FINAL IT SVC CITY HALL MAR 24 FINAL REMOTE/ONSITE C.H. FEB 24 REMOTE/ONSITE PD FEB 24 MANAGED MS LICENSE FEB 24	R R R R R R	3/21/2024 3/21/2024 3/21/2024 3/21/2024 3/21/2024 3/21/2024		8.96CR 1,205.00CR 2,826.00CR 150.00CR 175.00CR 4.80CR	106406 106406 106406 106406 106406 106406	     4,369.76
03207	JACOB VILLAREAL (REIMBURSE) I-202403181299	TEEX CLASS HOTEL 4 NIGHTS	R	3/21/2024		220.20CR	106407	220.20
03039	KOLOGIK, LLC I-INV-13748	KOLOGIK, LLC	R	3/21/2024		1,188.00CR	106408	1,188.00
02450	KYLE MAYNARD (REIMBURSE) I-B284	BACKFLOW PREVENTERS DVD	R	3/21/2024		57.75CR	106409	57.75

*John D. Moore*

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 VENDOR SET: 99  
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A / P CHECK REGISTER  
 \*\*\*\* CHECK LISTING \*\*\*\*

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VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
1	MADELYNNE STUDEBAKER I-202403191304	CLN	R	3/21/2024		150.00CR	106410	150.00
1	MALLONY SCHARES I-202403191303	CLN DEPOSIT	R	3/21/2024		150.00CR	106411	150.00
02772	MALONE HAULING, INC. I-7126SWM	TOPSOIL & MASON SAND	R	3/21/2024		700.00CR	106412	700.00
03217	METRO FIRE I-INV-03-18530	EXTDVLVSTEM, LEDAIRGUARD	R	3/21/2024		155.52CR	106413	155.52
00234	MIDWEST TAPE LLC I-505130575	13 BOOKS ON CD,8 DVD'S	R	3/21/2024		245.68CR	106414	245.68
03499	MORGAN RUPERT I-202403181298	TEEX CLASS HOTEL 4 NIGHTS	R	3/21/2024		208.24CR	106415	208.24
03471	MTECH, INC I-33851	QTAC EMS RG SKID UNIT	R	3/21/2024		5,910.42CR	106416	5,910.42
03093	MUNICIPAL EMERGENCY SERVICES I-IN1974580	JUNIORENGINECOMBO & MOUNT	R	3/21/2024		3,991.99CR	106417	3,991.99
02831	MVBA, LLC I-271559 I-282329 I-284264	COLLECTION FEE 6/23/23 COLLECTION FEE 2/13/24 COLLECTION FEE 3/19/24	R R R	3/21/2024 3/21/2024 3/21/2024		533.16CR 195.90CR 881.51CR	106418 106418 106418	  1,610.57
03464	OFFEN PETROLEUM, LLC I-INV956190 I-INV956262	604 GAL UNLEADED 553.7 GAL DIESEL	R R	3/21/2024 3/21/2024		1,854.43CR 1,920.02CR	106419 106419	 3,774.45
02374	OPTIMUM I-MAR 2024 MECH SHOP	316 COLLINSVILLE 3/18-4/17/24	R	3/21/2024		210.91CR	106420	210.91
00275	POSTMASTER-WHITESBORO I-04/2024-POSTOFFIC	UTILITY BILL POSTAGE/PERMITFEE	R	3/21/2024		3,000.00CR	106421	3,000.00
03118	PUSH & PULL HYDRAULICS I-50390	CYLINDER REBUILDS #501	R	3/21/2024		500.00CR	106422	500.00

*John D. Moore*

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 VENDOR SET: 99  
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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
1	RENAISSANCE AUSTIN HOTEL I-202403201306	ROOM	R	3/21/2024		803.42CR	106423	803.42
01673	RICOH USA, INC. I-108120933	325570-3867822 LIB 3/4-4/3/24	R	3/21/2024		222.00CR	106424	222.00
02235	ROGERS SERVICES I-04/2024-MONTHLY	MONTHLY CLEANING @ CITY HALL	R	3/21/2024		725.00CR	106425	725.00
1	RUSTIN REEDY I-202403211310	REIMB ESO WAVE	R	3/21/2024		2,136.05CR	106426	2,136.05
03321	SCHNEIDER ENGINEERING I-71276	REGULATORY SUPPORT 1/28-3/2	R	3/21/2024		148.75CR	106427	148.75
1	SHANE HAMMER I-202403191305	REIMB EYE EXAM	R	3/21/2024		300.00CR	106428	300.00
03497	SHIP IT AND MORE I-51104	STRETCH WRAP	R	3/21/2024		32.99CR	106429	32.99
03137	SIMMONS BANK I-04/2024-TXTW 2019	TEXAS TIME WARRENT #2019	R	3/21/2024		9,078.61CR	106430	9,078.61
01297	USA BLUEBOOK I-INVO0299189	SHUTOFFHNDL,VLVCVRS,STRAP	R	3/21/2024		441.33CR	106431	441.33
01201	WHITESBORO AREA CHAMBER I-04/2024-TOURISM	PUBLICITY & TOURISM AGREEMENT	R	3/21/2024		6,250.00CR	106432	6,250.00
00155	WHITESBORO ECONOMIC I-202403181295	TYPE B SALES TAX 3/5/24	R	3/21/2024		36,637.21CR	106433	36,637.21
00633	WHITESBORO FIRE DEPT I-202403211309	ESO WAVE CONFERENCE	R	3/21/2024		1,249.00CR	106434	1,249.00
00162	WHITESBORO INDUSTRIAL I-202403181296	TYPE A SALES TAX 3/5/24	R	3/21/2024		18,318.60CR	106435	18,318.60
03122	WINSUPPLY COOKE CO TX CO I-438550 01	1" & 2" METERS	R	3/21/2024		678.08CR	106436	
	I-439458 01	3/4IPx3/4CTS CPLNGS	R	3/21/2024		226.50CR	106436	
	I-439940 01	HYDMTR,2CK,GSKTS,LTHRWSHR	R	3/21/2024		1,727.36CR	106436	2,631.94

*John D. Moore*



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 PACKET: 09754 PAYABLE 03/21/24  
 VENDOR SET: 99  
 BANK : AP A/P -- POOLED CASH

A / P CHECK REGISTER  
 \*\*\*\* CHECK LISTING \*\*\*\*

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VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
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* * T O T A L S * *		NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	51	0.00	190,316.98	190,316.98	
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00	
PRE-WRITE CHECKS:	0	0.00	0.00	0.00	
DRAFTS:	0	0.00	0.00	0.00	
VOID CHECKS:	0	0.00	0.00	0.00	
NON CHECKS:	0	0.00	0.00	0.00	
CORRECTIONS:	0	0.00	0.00	0.00	
REGISTER TOTALS:	51	0.00	190,316.98	190,316.98	

*John D. Moore*

3/14/2024 8:20 AM  
 CKET: 09745 PAYABLES 3/14/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER  
 \*\*\*\*\* CHECK LISTING \*\*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
03454	ALTERATIONS BY BOBBIE I-202403111268	ATTACH PATECHES TO UNIFORMS	R	3/14/2024		60.00CR	106339	60.00
02985	AMAZON CAPITAL SERVICES, INC.							
	C-119P-1NWW-FG1F	SAFETY FENCE, ZIP TIES	R	3/14/2024		36.99	106340	
	C-11QV-76LF-F6J4	SAFETY FENCE, ZIP TIES	R	3/14/2024		36.99	106340	
	C-1NX6-KPYR-FM6J	SAFETY FENCE, ZIP TIES	R	3/14/2024		36.99	106340	
	C-1PDW-LTXD-13ML	11 BOOKS & SPINE LABELS	R	3/14/2024		47.09	106340	
	I-13CF-CHKW-6D6K	25 BOOKS	R	3/14/2024		28.76CR	106340	
	I-149F-W36H-1J43	11 BOOKS & SPINE LABELS	R	3/14/2024		26.32CR	106340	
	I-1C77-YHWG-GKJL	SAFETY FENCE, ZIP TIES	R	3/14/2024		215.89CR	106340	
	I-1MRW-JJYM-GX3F	DOCUMENT PLAQUE, GRNPENS	R	3/14/2024		50.40CR	106340	
	I-1QJ4-JMX9-DWRQ	24 BOOKS, HP 37A BLK TONER	R	3/14/2024		59.97CR	106340	
	I-1VXD-7Y7W-3WVW	11 BOOKS & SPINE LABELS	R	3/14/2024		245.51CR	106340	
	I-1Y74-L4GJ-3CV7	MOUSE, TBLCTH, CLENCLOTH, ET	R	3/14/2024		192.10CR	106340	660.89
03094	APSCO SUPPLY I-S1433760.002	6"FLGX6"FLG GATE VALVE	R	3/14/2024		903.80CR	106341	903.80
01922	ATMOS CITIES STEERING COMMITTEE I-24-163	2024 MEMBERSHIP ASSESSMENT	R	3/14/2024		214.55CR	106342	214.55
01712	ATMOS ENERGY							
	I-202403121277	316 COLLINSVILLE 2/8-3/7/24	R	3/14/2024		666.13CR	106343	
	I-202403121278	202 W MAIN ST. 2/8-3/7/24	R	3/14/2024		96.76CR	106343	
	I-202403121279	308 W MAIN LIB 2/8-3/7/24	R	3/14/2024		201.77CR	106343	
	I-202403121280	615.5 W MAIN WSYC 2/8-3/7/24	R	3/14/2024		189.72CR	106343	
	I-202403121281	111 W MAIN ST 2/8-3/7/24	R	3/14/2024		339.99CR	106343	
	I-202403121282	206 W MAIN STE B 2/8-3/7/24	R	3/14/2024		239.26CR	106343	1,733.63
02519	BOUND TREE MEDICAL I-85270553	MEDICAL SUPPLIES	R	3/14/2024		1,292.37CR	106344	1,292.37
1	BRETT FERGUSON I-202403111270	CLASS	R	3/14/2024		770.10CR	106345	770.10
1	CLINT MITCHESON I-202403131291	REIMB	R	3/14/2024		349.99CR	106346	349.99
1	DALTON FALLAW I-202403131293	REIMB	R	3/14/2024		150.00CR	106347	150.00

*John D. Moore*

3/14/2024 8:20 AM  
 PACKET: 09745 PAYABLES 3/14/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
03153	EHV SOLUTIONS							
	I-2351	METERING SET	R	3/14/2024		1,586.13CR	106348	
	I-2778	METER SET	R	3/14/2024		3,098.00CR	106348	4,684.13
03495	ERGOTECH CONTROLS, LLC							
	I-202403111276	CRADLEPOINT NETCLOUD 1-YR	R	3/14/2024		84.00CR	106349	84.00
03130	FIRST NET (AT&T MOBILITY)							
	I-202403121283	CELL SVC PINKSTON 3/4-4/3/24	R	3/14/2024		51.82CR	106350	51.82
03144	FOUR FEATHERS ALARM, LLC							
	I-120650	SERVICE CALL FOR POLICE DEPT	R	3/14/2024		199.50CR	106351	199.50
03261	FRONTIER ACCESS, LLC							
	I-2942732	SLUDGE HAUL 3/6/2024	R	3/14/2024		618.96CR	106352	618.96
00157	FRONTIER COMMUNICATIONS							
	I-202403111267	210-017-2122-062911-5	R	3/14/2024		157.58CR	106353	
	I-202403131289	903-197-3364-113020-5 MARCH24	R	3/14/2024		790.00CR	106353	947.58
03449	GRIFFIN OVERHEAD DOOR LLC							
	I-OPENER2	RPLOPERATOR#3, SPRING#2	R	3/14/2024		4,416.00CR	106354	4,416.00
01666	IMPACT PROMOTIONAL SERVICE							
	I-INV83341	UNIFORM SUPPLIES	R	3/14/2024		773.05CR	106355	773.05
1	JAMIE WISENER							
	I-202403111275	REIMB	R	3/14/2024		75.50CR	106356	75.50
00103	JOHN DEERE FINANCIAL							
	I-B77304	CHAIN SAW CHAIN	R	3/14/2024		3.00CR	106357	
	I-B77319	CHAIN SAW CHAIN	R	3/14/2024		27.95CR	106357	
	I-B78852	RETAINING RING	R	3/14/2024		0.95CR	106357	
	I-X39334	SQUEEGEE & HANDLE	R	3/14/2024		35.94CR	106357	
	I-X39816	DOG FOOD	R	3/14/2024		26.50CR	106357	94.34
03405	JOSH VELTEN (REIMBURSE)							
	I-202403111269	EMERGENCY VEHICLE OPERATOR	R	3/14/2024		430.80CR	106358	430.80
02450	KYLE MAYNARD (REIMBURSE)							
	I-202403111266	VEST & HOODIE FOR CLOTHING	R	3/14/2024		50.58CR	106359	50.58

*John D. Moore*

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 CKET: 09745 PAYABLES 3/14/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
1	LA HACIENDA I-202403111265	REIMB	R	3/14/2024		90.00CR	106360	90.00
03095	LARA BLAIR (REIMB) I-0693756-IN	MEMORIAL BRICKS	R	3/14/2024		170.00CR	106361	170.00
00234	MIDWEST TAPE LLC I-505153911	13 BOOKS ON CD, 8 DVD'S	R	3/14/2024		87.98CR	106362	87.98
02831	MVBA, LLC I-280943	COLLECTION FEE 1/10/24	R	3/14/2024		145.31CR	106363	145.31
03341	NAVITAS CREDIT CORP I-20092584 MAR 2024	VIOP PHONE SVC MAR 2024	R	3/14/2024		1,120.50CR	106364	1,120.50
01407	O'REILLY AUTOMOTIVE, INC I-4009-377800	BALL MOUNT	R	3/14/2024		35.99CR	106365	
	I-4009-382017	ENGINE CLEANER	R	3/14/2024		8.99CR	106365	44.98
03464	OFFEN PETROLEUM, LLC I-202403131290	500.5 GAL DIESEL	R	3/14/2024		1,686.65CR	106366	
	I-INV943955	553.6 GAL UNLEADED	R	3/14/2024		1,589.97CR	106366	3,276.62
1	OPERATION KINDNESS I-202403111271	CONFERENCE	R	3/14/2024		355.00CR	106367	355.00
02374	OPTIMUM D-MAR 2024 PARD	400 WILSON PARD 3/9-4/8/24	R	3/14/2024		173.43CR	106368	173.43
03333	P2 SERVICES I-5280	BACKGROUND AND DRUG SCREEN	R	3/14/2024		40.00CR	106369	
	I-5281	3 DRUG TEST	R	3/14/2024		120.00CR	106369	160.00
00290	PENNY RENFROE (REIMBURSE) I-202403111273	14U BB INSURANCE - WILSON INSU	R	3/14/2024		160.00CR	106370	
	I-202403111274	12U BB INSURANCE - SADLER INSU	R	3/14/2024		219.55CR	106370	
	I-202403131294	INSURANCE FOR SOFTBALL TEAMS	R	3/14/2024		323.28CR	106370	702.83
00454	PETTY CASH I-202403121285	CITY HALL PETTY CASH 3/12/24	R	3/14/2024		472.26CR	106371	472.26
01770	PITNEY BOWES-RESERVE ACCOUNT I-202403121288	REFILL POSTAGE MACHINE	R	3/14/2024		200.00CR	106372	200.00

*John D. Moore*

3/14/2024 8:20 AM  
 PACKET: 09745 PAYABLES 3/14/24  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
03496	PLACER LABS INC. I-12.3582	LOCATION BASED SRVS & ANALYTIC	R	3/14/2024		15,000.00CR	106373	15,000.00
00720	QUILL CORP. I-37596102	SUPPLIES	R	3/14/2024		72.98CR	106374	72.98
02889	RANGER YOUTH BASEBALL I-202403111272	YOUTH BB 2 TEAMS	R	3/14/2024		90.00CR	106375	90.00
00659	REINERT PAPER & CHEMICAL I-463698	GLVS,METRSPRAY,BIO105,TP	R	3/14/2024		198.78CR	106376	198.78
02010	RK HALL, LLC I-416910 I-417230	ASPHALT ASPHALT	R R	3/14/2024 3/14/2024		988.20CR 503.01CR	106377 106377	 1,491.21
00302	SAM'S CLUB/SYNCHRONY BANK I-P928000E5013SKL4H I-P928000EB014NY2WQ I-P928000ED01525261	CLXWPS,FORKS,COFFEE,CUPS SHOP TOWELS ARTSHOW/WORKSHOP SUPPLY	R R R	3/14/2024 3/14/2024 3/14/2024		91.96CR 21.98CR 427.55CR	106378 106378 106378	  541.49
01879	SUNBELT RENTALS, INC. I-150446875-001	DUMP TRUCK RENTAL	R	3/14/2024		3,672.91CR	106379	3,672.91
02627	THOROUGHbred WINDOW TINTING I-53667	TINT WINDOWS #1715	R	3/14/2024		100.00CR	106380	100.00
02976	TRI-TEX GRASS, INC I-P3358	BERMUDA SOD	R	3/14/2024		81.50CR	106381	81.50
00177	TYLER TECHNOLOGIES I-025-456248	INCODE MODULES	R	3/14/2024		250.00CR	106382	250.00
00633	WHITESBORO FIRE DEPT I-202403121286	TOW STRAP/ROPE/CHAINSAW CHAIN	R	3/14/2024		242.48CR	106383	242.48
00633	WHITESBORO FIRE DEPT I-202403121287	COFFEE/TRASH BAGS	R	3/14/2024		130.63CR	106384	130.63
00633	WHITESBORO FIRE DEPT I-67920	VFIS EMERGENCY VEHICLE OPERATO	R	3/14/2024		1,000.00CR	106385	1,000.00

*John D. Moore*

3/14/2024 8:20 AM  
CREDIT: 09745 PAYABLES 3/14/24  
VENDOR SET: 99  
BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER  
\*\*\*\* CHECK LISTING \*\*\*\*

PAGE: 5

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
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* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	47	0.00	48,432.48	48,432.48
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	47	0.00	48,432.48	48,432.48

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

John D. Moore

3/07/2024 8:55 AM  
 PACKET: 09737 PAYABLES 03/07/2024  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

PAGE: 1

\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
02985	AMAZON CAPITAL SERVICES, INC.							
	I-16TG-774W-GD7Y	4" D 3-RING BINDER	R	3/07/2024		27.02CR	106269	
	I-176X-HV61-FVVL	RUBBER MATS,AIRFILTERS	R	3/07/2024		185.82CR	106269	
	I-1QQP-NKN1-Y4FG	20 BOOKS,FASTENERS,FLDRTA	R	3/07/2024		11.69CR	106269	224.53
00033	BAKER & TAYLOR BOOKS							
	I-5018780152	28 MARCH BOOKS	R	3/07/2024		397.18CR	106270	397.18
00426	BARTHOLD TIRE COMPANY							
	I-1-59313	265/60-17INTERCEPTR TIRES	R	3/07/2024		1,000.00CR	106271	1,000.00
00698	BI-LO WHOLESALE INC							
	I-6065598	55glnYlW 50/50 ANTIFREEZE	R	3/07/2024		365.00CR	106272	
	I-6066850	DEF,BRKCLNR,STIHLPRTS,WWB	R	3/07/2024		506.00CR	106272	871.00
03492	BLUE LAYER							
	I-81588	ONBOARDING FIRST MONTH	R	3/07/2024		2,500.00CR	106273	2,500.00
02669	BROOKSHIRE BROTHERS							
	I-1000099908	SPRINGWORKSHOPSUPPLY	R	3/07/2024		55.53CR	106274	55.53
00057	BSN SPORTS, LLC							
	I-924924982	BASEBALL CAPS	R	3/07/2024		2,244.32CR	106275	2,244.32
03338	CAR WRAP CITY, LLC							
	I-24-5214	DECALS FOR UTV	R	3/07/2024		300.00CR	106276	300.00
01019	CASCO INDUSTRIES INC							
	I-259072	30"HALLIGAN&ULTRAFORCAXE	R	3/07/2024		791.24CR	106277	791.24
02908	CCS WATER SPECIALISTS, INC.							
	I-121596	REPAIR #3 WELL	R	3/07/2024		41,557.59CR	106278	41,557.59
00079	CITY OF WHITESBORO							
	I-202403011210	ELEC. SVC. 1/15/24 - 2/15/24	R	3/07/2024		17,302.21CR	106279	17,302.21
03157	DUSTIN OFFICE MACHINES							
	I-X229167	COLOR COPIES OVER 500	R	3/07/2024		76.14CR	106280	
	I-X229224	COPIER LEASE WFD OCT. 2023	R	3/07/2024		150.70CR	106280	226.84
03144	FOUR FEATHERS ALARM, LLC							
	I-120207	MONTHLY MONITOR LIB MARCH	R	3/07/2024		14.95CR	106281	
	I-120450	FIREALARM @LIB MARCH 2024	R	3/07/2024		89.95CR	106281	
	I-120463	400 WILSON PARD ALARM MAR	R	3/07/2024		29.95CR	106281	134.85

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 CKET: 09737 PAYABLES 03/07/2024  
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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
00049	FOXWORTH GALBRAITH LUMBER							
	I-2509324	GRN MASKING TAPE	R	3/07/2024		9.99CR	106282	
	I-2509884	CONCRETE, BLDS, BLOCKS	R	3/07/2024		88.29CR	106282	
	I-2510907	CONCRETE MIX	R	3/07/2024		49.90CR	106282	
	I-2512063	CONCRETE MIX, WALLANCHOR	R	3/07/2024		9.95CR	106282	
	I-2513367	2x12x12' YELLOW PINE BRDS	R	3/07/2024		43.20CR	106282	
	I-2521134	3/8-16x6x5 U-BOLTS	R	3/07/2024		16.98CR	106282	
	I-2522116	2" GALV COUPLING	R	3/07/2024		8.59CR	106282	
	I-2533263	NUTS	R	3/07/2024		2.00CR	106282	
	I-2535249	RAKES & CUTTERS	R	3/07/2024		127.36CR	106282	
	I-2548749	CONCRETE MIX	R	3/07/2024		51.90CR	106282	
	I-2551609	CONCRETE MIX	R	3/07/2024		218.74CR	106282	
	I-2566426	WASP & BEE SPRAY	R	3/07/2024		75.92CR	106282	
	I-2570918	BOILER DRAIN VALVE	R	3/07/2024		8.99CR	106282	711.81
*VOID*	VOID CHECK		V	3/07/2024			106283	**VOID**
03261	FRONTIER ACCESS, LLC							
	I-202402	FEB 2024 TRASH SERVICE	R	3/07/2024		59,310.88CR	106284	
	I-2789538	SLUDGE HAUL 2/29/2024	R	3/07/2024		716.16CR	106284	60,027.04
00149	GRAYSON APPRAISAL DISTRICT							
	I-202403051262	APPRAISAL SVC2ND QTR 2024	R	3/07/2024		8,601.29CR	106285	8,601.29
01917	GREATER TEXOMA UTILITY AUTHORITY							
	I-MAR 24 BOND	2010 LAKE TEXOMA STOR. BOND	R	3/07/2024		4,517.29CR	106286	4,517.29
00199	HASTY AWARDS							
	I-02242078	SHAUNEYLUCASARTSHOWPLAQUE	R	3/07/2024		115.26CR	106287	115.26
02780	HOLT CAT							
	I-PIMJ0161569	FILTERS #	R	3/07/2024		620.00CR	106288	620.00
01666	IMPACT PROMOTIONAL SERVICE							
	I-INV73164	5.11 DUTY PANTS	R	3/07/2024		2,317.44CR	106289	2,317.44
00822	INLAND TRUCK PARTS CO.							
	I-IN-1558854	SERVICEDUMPTRUCK/DIAGNOIS	R	3/07/2024		1,341.27CR	106290	1,341.27
00189	JOHNSON-BURKS SUPPLY CO							
	I-1073449	COMMODE SEAT	R	3/07/2024		23.36CR	106291	23.36



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 PACKET: 09737 PAYABLES 03/07/2024  
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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
1	JORGE VELIZ I-202403011209	REFUND	R	3/07/2024		100.00CR	106292	100.00
00071	LOWE'S COMPANIES INC I-973376-MNXZQZ I-99061-MLVHPS	SHOVELS, RAKES, ANT KILLER 20x20x1 AIR FILTERS	R	3/07/2024		167.00CR	106293	
			R	3/07/2024		117.84CR	106293	284.64
00234	MIDWEST TAPE LLC I-505094334	13 BOOKS ON CD, 8 DVD'S	R	3/07/2024		359.39CR	106294	359.39
01444	NAPA AUTO PARTS #365 I-251129 I-251517 I-251581 I-251660 I-251959 I-252047 I-252222 I-252925 I-252931 I-253350 I-253561	DRILL BITS, FUSES PLUG WIRE SET #531 PLUG WIRE SET #531 SERPENTINE BELT #606 THERMOSTATS&GASKETS WATER OUTLET HOUSING RADIATOR #1713 ARMW/JOINTS, SWAYBAR#1712 ARMW/JOINTS, SWAYBAR#1712 WTRPUMP & ANTIFREEZE #170 COOLANT RESERVOIR	R	3/07/2024		25.18CR	106295	
			R	3/07/2024		338.31CR	106295	
			R	3/07/2024		58.73CR	106295	
			R	3/07/2024		48.82CR	106295	
			R	3/07/2024		106.72CR	106295	
			R	3/07/2024		16.64CR	106295	
			R	3/07/2024		282.02CR	106295	
			R	3/07/2024		310.08CR	106295	
			R	3/07/2024		18.21CR	106295	
			R	3/07/2024		167.98CR	106295	
			R	3/07/2024		52.62CR	106295	1,425.31
1	NICK TILLER I-202403011208	REFUNDS	R	3/07/2024		195.00CR	106296	195.00
03464	OFFEN PETROLEUM, LLC I-INV932897 I-INV932899	655.5 GAL UNLEADED 619.9 GAL DIESEL	R	3/07/2024		1,913.21CR	106297	
			R	3/07/2024		2,086.17CR	106297	3,999.38
02374	OPTIMUM I-MAR 2024 CITYHALL	111 W MAIN C-HALL 3/1-3/31/24	R	3/07/2024		134.23CR	106298	134.23
02374	OPTIMUM I-MAR 2024 LIBRARY	308 W MAIN LIB 3/1-3/31/24	R	3/07/2024		146.01CR	106299	146.01
02374	OPTIMUM I-MAR 2024 WFD	206 W MAIN ST WFD 3/1-3/21	R	3/07/2024		4.06CR	106300	4.06
00290	PENNY RENFROE (REIMBURSE) I-202403041215	FOAM BOARDS FOR ART SHOW	R	3/07/2024		29.94CR	106301	29.94

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 CKET: 09737 PAYABLES 03/07/2024  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
02677	PIERCE PUMP I-5228373	PWRCABLE, SPRINGPINS, WRENC	R	3/07/2024		2,300.00CR	106302	2,300.00
01770	PITNEY BOWES-RESERVE ACCOUNT I-202403071263	REFILL POSTAGE MACHINE	R	3/07/2024		300.00CR	106303	300.00
01584	POLYDYNE, INC. I-1813523	#C6258 CLARIFLOC POLYMER	R	3/07/2024		1,583.55CR	106304	1,583.55
02911	PROTECT YOUTH SPORTS I-1140557	5 - BACKGROUND CHECKS BASEBALL	R	3/07/2024		50.00CR	106305	50.00
00720	QUILL CORP. I-37515255 I-37522138	SUPPLIES SUPPLIES	R R	3/07/2024 3/07/2024		78.40CR 115.96CR	106306 106306	 194.36
1	RED DIRT REGALIA I-6942003	SHIRTS	R	3/07/2024		285.00CR	106307	285.00
00659	REINERT PAPER & CHEMICAL I-463337	SUPPLIES	R	3/07/2024		141.81CR	106308	141.81
01673	RICOH USA, INC. I-108065244 I-108065245	325570-3705869 LIB 2/20-3/19 325570-3815563 2/21-3/20/24	R R	3/07/2024 3/07/2024		202.84CR 728.47CR	106309 106309	 931.31
02010	RK HALL, LLC I-415756 I-416007 I-416137	ASPHALT ASPHALT ASPHALT	R R R	3/07/2024 3/07/2024 3/07/2024		481.95CR 499.77CR 496.53CR	106310 106310 106310	  1,478.25
1	ROBERT SHERWIN I-202403051261	LODGING	R	3/07/2024		531.70CR	106311	531.70
00976	SIRCHIE ACQUISITION CO, LLC I-0633170-IN	SUPPLIES	R	3/07/2024		232.47CR	106312	232.47
00207	THE LIBRARY STORE I-677582	LAMINATE LABELS, LAMINATE	R	3/07/2024		336.47CR	106313	336.47
01077	TRACTOR SUPPLY CREDIT PLAN I-200966528	CATTRAPS, RATCHETSTRAPS	R	3/07/2024		184.93CR	106314	184.93

3/07/2024 8:55 AM  
 PACKET: 09737 PAYABLES 03/07/2024  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER

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\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
02543	ULINE I-174889321	5glnRED&2glnBLUESAFETYGAS	R	3/07/2024		142.64CR	106315	142.64
01297	USA BLUEBOOK I-INV00274193 I-INV00274450 I-INV00274457 I-INV00274547	MARKTIMEHOUR METERS MARKTIMEHOUR METERS MARKTIMEHOUR METERS MARKTIMEHOUR METERS	R	3/07/2024 3/07/2024 3/07/2024 3/07/2024		218.04CR 96.95CR 193.90CR 96.95CR	106316 106316 106316 106316	605.84
01976	VERIZON WIRELESS I-9957493798	CELL SVC. 2/24-3/23/24	R	3/07/2024		1,681.16CR	106317	1,681.16
03402	VESTED NETWORKS I-9430	ADD'TL EXT POOL/CITY HALL	R	3/07/2024		50.00CR	106318	50.00
00155	WHITESBORO ECONOMIC I-202403041213	TYPE B SALES TAX 02/29/24	R	3/07/2024		2,509.72CR	106319	2,509.72
00633	WHITESBORO FIRE DEPT I-202403011211	FIRE INVESTIGATION ITEMS	R	3/07/2024		239.00CR	106320	239.00
00633	WHITESBORO FIRE DEPT I-202403011212	WISE, COUPLER LOCK, ORGANIZER	R	3/07/2024		267.42CR	106321	267.42
00162	WHITESBORO INDUSTRIAL I-202403041214	TYPE A SALES TAX 2/29/24	R	3/07/2024		1,254.86CR	106322	1,254.86

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	53	0.00	167,858.70	167,858.70
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	1	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	54	0.00	167,858.70	167,858.70

TOTAL ERRORS: 0

TOTAL WARNINGS: 0

3/12/2024 9:51 AM

DIRECT PAYABLES CHECK REGISTER

PAGE: 1

PACKET: 09741 SOUTHSIDE BANK 269033  
VENDOR SET: 99 WHITESBORO AP VENDORS  
BANK: AP A/P - POOLED CASH

\*\*\*\* CHECK LISTING \*\*\*\*

ENDOR	I.D.	NAME	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
03477	I-202403121284	SOUTHSIDE BANK LOAN 269033 FEB 2024	R	3/12/2024		75,646.32	106326	75,646.32

* * B A N K T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	1	0.00	75,646.32	75,646.32
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
BANK TOTALS:	1	0.00	75,646.32	75,646.32

*John D. Thayer*

3/12/2024 9:51 AM  
PKCKET: 09741 SOUTHSIDE BANK 269033  
VENDOR SET: 99 WHITESBORO AP VENDORS  
BANK: ALL

DIRECT PAYABLES CHECK REGISTER

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\*\*\*\* CHECK LISTING \*\*\*\*

\*\* REGISTER GRAND TOTALS \*

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	1	0.00	75,646.32	75,646.32
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	1	0.00	75,646.32	75,646.32

\*\* POSTING PERIOD RECAP \*\*

FUND	PERIOD	AMOUNT
706	3/2024	75,646.32CR
ALL		75,646.32CR

TOTAL ERRORS: 0

TOTAL WARNINGS: 0

*John D. Morris*

3/05/2024 10:04 AM  
 CKET: 09735 FIRE PAY FEB 2024  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER  
 \*\*\*\* CHECK LISTING \*\*\*\*

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VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
01649	ALAN MEEK I-202403051227	FEB 2024 FIRE PAY	R	3/05/2024		97.00CR	106235	97.00
03411	AUSTIN GREEN I-202403051254	FEB 2024 FIRE PAY	R	3/05/2024		60.00CR	106236	60.00
03415	BRETT FERGUSON I-202403051253	FEB 2024 FIRE PAY	R	3/05/2024		59.00CR	106237	59.00
03225	CADE STRANGE I-202403051230	FEB 2024 FIRE PAY	R	3/05/2024		8.00CR	106238	8.00
03294	CODY KELLER I-202403051258	FEB 2024 FIRE PAY	R	3/05/2024		86.00CR	106239	86.00
02701	CODY WOOLSEY I-202403051239	FEB 2024 FIRE PAY	R	3/05/2024		12.00CR	106240	12.00
01627	JAMES COWGER I-202403051238	FEB 2024 FIRE PAY	R	3/05/2024		45.00CR	106241	45.00
03238	DARRIN SPRINGS I-202403051242	FEB 2024 FIRE PAY	R	3/05/2024		29.00CR	106242	29.00
03291	D'ARTAGNAN PORTER I-202403051237	FEB 2024 FIRE PAY	R	3/05/2024		24.00CR	106243	24.00
02858	DEVANIE McDOWELL I-202403051241	FEB 2024 FIRE PAY	R	3/05/2024		8.00CR	106244	8.00
03398	ELI ROLISON I-202403051259	FEB 2024 FIRE PAY	R	3/05/2024		48.00CR	106245	48.00
03491	FREDERICK THOMPSON I-202403051257	FEB 2024 FIRE PAY	R	3/05/2024		16.00CR	106246	16.00
00148	MICHAEL RAY GRAVETTE I-202403051235	FEB 2024 FIRE PAY	R	3/05/2024		42.00CR	106247	42.00
03375	JACQUILINE KAY WINANS I-202403051248	FEB 2024 FIRE PAY	R	3/05/2024		4.00CR	106248	4.00

3/05/2024 10:04 AM  
 PACKET: 09735 FIRE PAY FEB 2024  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER  
 \*\*\*\* CHECK LISTING \*\*\*\*

PAGE: 2

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
01194	JEFF PATTERSON I-202403051226	FEB 2024 FIRE PAY	R	3/05/2024		77.00CR	106249	77.00
03203	JEREMIAH JUSTUS HENDRY I-202403051255	FEB 2024 FIRE PAY	R	3/05/2024		29.00CR	106250	29.00
03466	JEREMIAH VELTEN I-202403051260	FEB 2024 FIRE PAY	R	3/05/2024		127.00CR	106251	127.00
03314	JOHN ALAN THOMPSON I-202403051250	FEB 2024 FIRE PAY	R	3/05/2024		49.00CR	106252	49.00
03101	JONATHON SHEFFELD I-202403051234	FEB 2024 FIRE PAY	R	3/05/2024		38.00CR	106253	38.00
02727	JOSH VELTEN I-202403051236	FEB 2024 FIRE PAY	R	3/05/2024		143.00CR	106254	143.00
02981	KELBY BULLARD I-202403051245	FEB 2024 FIRE PAY	R	3/05/2024		8.00CR	106255	8.00
02363	LEVI McDOWELL I-202403051247	FEB 2024 FIRE PAY	R	3/05/2024		9.00CR	106256	9.00
03420	LOGAN BOCKMAN I-202403051246	FEB 2024 FIRE PAY	R	3/05/2024		29.00CR	106257	29.00
02286	MAGAR, ROBERT I-202403051244	FEB 2024 FIRE PAY	R	3/05/2024		46.00CR	106258	46.00
01788	MATT FERGUSON I-202403051233	FEB 2024 FIRE PAY	R	3/05/2024		30.00CR	106259	30.00
01531	MICHAEL PARISH I-202403051251	FEB 2024 FIRE PAY	R	3/05/2024		40.00CR	106260	40.00
02471	NIGEL YEARY I-202403051243	FEB 2024 FIRE PAY	R	3/05/2024		65.00CR	106261	65.00
01498	BRANDON PROUGH I-202403051229	FEB 2024 FIRE PAY	R	3/05/2024		36.00CR	106262	36.00

3/05/2024 10:04 AM  
 CKET: 09735 FIRE PAY FEB 2024  
 VENDOR SET: 99  
 BANK : AP A/P - POOLED CASH

A / P CHECK REGISTER  
 \*\*\*\* CHECK LISTING \*\*\*\*

PAGE: 3

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
3260	REID RUSSELL I-202403051256	FEB 2024 FIRE PAY	R	3/05/2024		29.00CR	106263	29.00
03360	RUSTIN REEDY I-202403051232	FEB 2024 FIRE PAY	R	3/05/2024		70.00CR	106264	70.00
03042	SETH O'DELL KNIGHT I-202403051240	FEB 2024 FIRE PAY	R	3/05/2024		41.00CR	106265	41.00
01357	SHANE PIRTLE I-202403051231	FEB 2024 FIRE PAY	R	3/05/2024		83.00CR	106266	83.00
02933	STEPHEN WILCOX I-202403051228	FEB 2024 FIRE PAY	R	3/05/2024		32.00CR	106267	32.00
03421	WYATT RUPERT I-202403051249	FEB 2024 FIRE PAY	R	3/05/2024		45.00CR	106268	45.00

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	34	0.00	1,564.00	1,564.00
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	34	0.00	1,564.00	1,564.00

TOTAL ERRORS: 0 TOTAL WARNINGS: 0



3/07/2024 3:31 PM  
 PACKET: 09739 SUNNY PAIGE EDG 3/7/24  
 VENDOR SET: 99 WHITESBORO AP VENDORS  
 BANK: AP A/P - POOLED CASH

DIRECT PAYABLES CHECK REGISTER

PAGE: 1

\*\*\*\* CHECK LISTING \*\*\*\*

VENDOR	I.D.	NAME	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
1	I-202403071264	SUNNY PAIGE E.D.G.	R	3/07/2024		7,500.00	106323	7,500.00

* * B A N K T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	1	0.00	7,500.00	7,500.00
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
BANK TOTALS:	1	0.00	7,500.00	7,500.00

3-14-2024 8:47 AM

A/P UNPOSTING AUDIT REPORT

PAGE: 1

BANK	CHECK#	CK DATE/ UNPOST DATE	VENDOR	CHECK AMOUNT/ DISC. AMOUNT	ID	DESCRIPTION	ITEM AMOUNT	G/L ACCOUNT	DISTRIBUTION
AP	106285	3/07/2024	99-00149	8,601.29		GRAYSON APPRAISAL DIS			
		3/07/2024		0.00					
					202403051	APPRAISAL SVC2ND QTR	8,601.29		

NOTE: ITEM DISPOSITION SELECTED WAS TO REMOVE ITEM FROM A/P WHEN THE CHECK IS VOIDED

606-1000	8,601.29
106-612-6440	8,601.29CR
606-1310	8,601.29CR
106-2101	8,601.29
606-1310	8,601.29
606-2500	8,601.29CR
106-2101	8,601.29CR
106-1001	8,601.29

VOIDED

3/14  
Double Payment

## \*\*\* REPORT TOTALS \*\*\*

		CASH	DISCOUNT
TOTAL REVERSED TO A/P:	0	0.00	0.00
TOTAL REVERSED COMPLETELY:	1	8,601.29	0.00
*** GRAND TOTALS ***	: 1	8,601.29	0.00

## \*\*\* POSTING PERIOD RECAP \*\*\*

FUND	POSTING PERIOD	DEBITS	CREDITS
106	3/2024	17,202.58	17,202.58CR
606	3/2024	17,202.58	17,202.58CR

## \*\*\* G/L RECAP \*\*\*

G/L ACCOUNT	ACCOUNT NAME	DISTRIBUTION
106-1001	CLAIM ON POOLED CASH	8,601.29
106-2101	ACCOUNTS PAYABLE PENDING	0.00
106-612-6440	GRAYSON APPRAISAL DISTRICT	8,601.29CR
606-1000	POOLED CASH ACCOUNT	8,601.29
606-1310	DUE FROM GENERAL FUND	0.00
606-2500	DUE TO OTHER FUNDS	8,601.29CR

\*\*\* NO ERRORS \*\*\*

\*\*\* END OF REPORT \*\*\*



## **Agenda Background**

**Agenda Item:** Consider and possible action on setting PCA for the month of April 2024.

**Date:** April 2, 2024

---

Staff is recommending no change to the PCA for April. It will remain at 0.011097.

## **Departments Reports:**

**Library**

**Inspections**

**Municipal Court**

# Whitesboro Public Library

## MONTHLY STATISTICS

### February 2024

Visitors	2710	Telephone calls	360	Wifi	286
NEW cards	15	Reference	571	Computer use	177
Conference room use	200	Study rooms	105	Passports	50
Story time	50	Story time craft	88	ILL/Tex-share	4

FICTION		NON-FICTION		JUNIOR NON-FICTION	
Adult Fiction	684	000-99	11	J000-99	0
Easy	573	100-199	0	J100-199	1
Junior Fiction	269	200-299	2	J200-299	0
Large print	91	300-399	4	J300-399	3
		400-499	3	J400-499	0
GAMES	127	500-599	5	J500-599	10
MAG/NEWS PAPERS	39	600-699	16	J600-699	6
AUDIO BOOKS	34	700-799	8	J700-799	6
DVD	122	800-899	9	J800-899	1
		900-999	20	J900-999	19

### STREAMING SERVICES

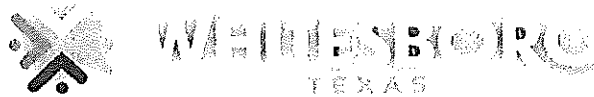
PREADING	35 downloads
SIMPLY-E	24 downloads
HOOPLA	29 total users 80 downloads

### **Accomplishments**

- 240 books have been added to the collection.
- We have wrapped up the 6 week ASL class.
- Additional shelving has been purchased for the children's section. Part of the new shelving has been delivered.
- February 10<sup>th</sup> was a successful LEGO SATURDAY.
- 2023 Achievement of Library Excellence Award from the Texas Municipal Library Directors Association (TMLDA)
- We have finished weeding the adult non-fiction section of the library.
- We finalized plans for the summer reading program.

### **GOALS**

- We are accepting book donations for the next book sale.
- We are working on a reference section in the library.



# Development Services

## January

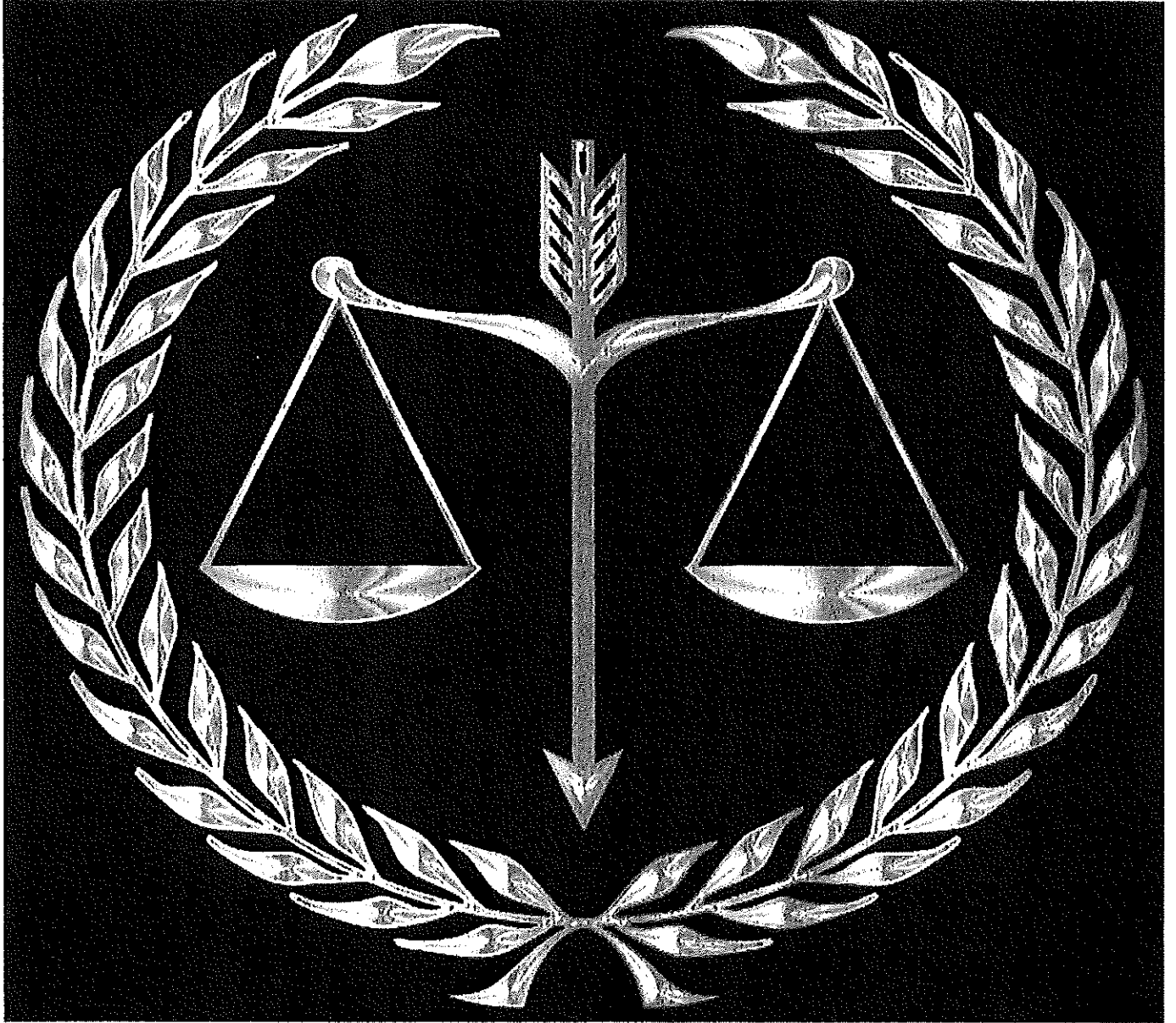
	2023	2024
Permits Issued	18	26
Inspections	82	36
Total Revenue	37,414.89	35,716.93
Code Cases		2

## February

	2023	2024
Permits Issued	18	30
Inspections	45	70
Total Revenue	3,312.07	23,734.45
Code Cases		7



# WHITESBORO MUNICIPAL COURT



**JANUARY-MARCH 2024**

Statistical Report of Violations for 2024 - by Filed Date

Age: All

Agency: All Includes Police Dept., Code Enforcement, WUSD, PD

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOT
74 PARKED/STOP/STANDING/ NO PARKING ZONE	0	4	0	0	0	0	0	0	0	0	0	0	4
315 MINOR IN POSSESSION OF TOBACCO (1ST OFFENSE)	0	0	1	0	0	0	0	0	0	0	0	0	1
326 NUISANCE ON PRIVATE PROPERTY	0	0	1	0	0	0	0	0	0	0	0	0	1
330 ABANDONED OR JUNK VEHICLES	0	2	2	0	0	0	0	0	0	0	0	0	4
332 TAMPERING WITH UTILITY METER	0	0	1	0	0	0	0	0	0	0	0	0	1
345 SOLICITATION WITHOUT A PERMIT	0	0	1	0	0	0	0	0	0	0	0	0	1
374 C.O. CONNECTION TO MUNICIPAL SERVICE REQUIRED	0	0	1	0	0	0	0	0	0	0	0	0	1
0001 CELL PHONE USE IN SCHOOL ZONE	1	0	0	0	0	0	0	0	0	0	0	0	1
1020 THEFT	1	0	1	0	0	0	0	0	0	0	0	0	2
1100 ASSAULT BY PHYSICAL CONTACT	1	0	0	0	0	0	0	0	0	0	0	0	1
1140 FAILURE TO APPEAR	9	0	0	0	0	0	0	0	0	0	0	0	9
1175 D.O.C. FIGHTING WITH ANOTHER	0	0	2	0	0	0	0	0	0	0	0	0	2
1220 PUBLIC INTOXICATION	1	1	0	0	0	0	0	0	0	0	0	0	2
2000 CONSUME ALCOHOLIC BEVERAGES ON OFF-PREMISED L	0	0	1	0	0	0	0	0	0	0	0	0	1
2100 POSSESSION OF DRUG PARAPHERNALIA	0	2	6	0	0	0	0	0	0	0	0	0	8
3006 RAN STOP SIGN	6	3	1	0	0	0	0	0	0	0	0	0	10
3007 RAN RED LIGHT	0	2	1	0	0	0	0	0	0	0	0	0	3
3014 IMPROPER TURN	1	0	0	0	0	0	0	0	0	0	0	0	1
3021 FAILED TO STOP FOR SCHOOL BUS (OR REMAIN STOP	1	0	1	0	0	0	0	0	0	0	0	0	2
3032 NO SEAT BELT - DRIVER	0	2	1	0	0	0	0	0	0	0	0	0	3
3049 FAIL TO MAINTAIN FINANCIAL RESPONSIBILITY	7	5	4	0	0	0	0	0	0	0	0	0	16
3054 FAILED TO YIELD ROW AT OPEN INTERSECTION	1	0	0	0	0	0	0	0	0	0	0	0	1
3060 FAILED TO STOP AT DESIGNATED POINT (STOP SIGN	0	1	0	0	0	0	0	0	0	0	0	0	1
3069 DISREGARD LANE CONTROL SIGNAL	1	0	0	0	0	0	0	0	0	0	0	0	1
3101 DRIVING WHILE LICENSE INVALID	1	1	3	0	0	0	0	0	0	0	0	0	5
3103 NO DRIVER'S LICENSE	6	6	7	0	0	0	0	0	0	0	0	0	19
3106 VIOLATE DL RESTRICTION	3	0	1	0	0	0	0	0	0	0	0	0	4
3151 TOO MANY AUXILIARY PASSING LAMPS	0	0	1	0	0	0	0	0	0	0	0	0	1
3167 DEFECTIVE TAIL LAMP(S)	1	0	0	0	0	0	0	0	0	0	0	0	1
3213 DEFECTIVE BRAKES	0	0	1	0	0	0	0	0	0	0	0	0	1
3259 EXPIRED OPERATOR'S LICENSE	4	1	2	0	0	0	0	0	0	0	0	0	7
3263 FAIL TO DISPLAY DRIVER'S LICENSE	0	1	1	0	0	0	0	0	0	0	0	0	2
3264 FAIL TO REPORT CHANGE OF ADDRESS	3	0	2	0	0	0	0	0	0	0	0	0	5
3309 OPEN CONTAINER	0	2	1	0	0	0	0	0	0	0	0	0	3
331B FAILED TO OBTAIN PERMIT	1	0	0	0	0	0	0	0	0	0	0	0	1
332A FAILED TO COMPLY WITH ELECTRICAL CODE	0	1	0	0	0	0	0	0	0	0	0	0	1
332B FAILED TO OBTAIN ELECTRICAL PERMITS	0	1	0	0	0	0	0	0	0	0	0	0	1
3333 VIOLATE PROMISE TO APPEAR	13	0	0	0	0	0	0	0	0	0	0	0	13
3386 SPEEDING > 10% ABOVE POSTED SPEED LIMIT	34	15	15	0	0	0	0	0	0	0	0	0	64
3596 SPEEDING IN A SCHOOL ZONE	10	3	7	0	0	0	0	0	0	0	0	0	20
3628 USE EQUIPMENT NOT APPROVED/WINDOW TINT	1	0	1	0	0	0	0	0	0	0	0	0	2
3656 EXPIRED REGISTRATION	5	1	4	0	0	0	0	0	0	0	0	0	10
3666 OPERATE MOTOR VEHICLE WITH FICTITIOUS LICENSE	0	0	1	0	0	0	0	0	0	0	0	0	1
3667 OPERATE MOTOR VEHICLE WITHOUT LICENSE PLATE O	1	1	0	0	0	0	0	0	0	0	0	0	2
528C DOG AT LARGE	1	1	0	0	0	0	0	0	0	0	0	0	2
130.4 C.O. CAMPING WITHIN MUNICIPALITY	0	1	1	0	0	0	0	0	0	0	0	0	2
150.04 FAILED TO COMPLY W/INTERNATIONAL PLUMBING COD	0	0	1	0	0	0	0	0	0	0	0	0	1
71.09B PARKING REGULATIONS AND MAINTENANCE (PARKING	3	2	5	0	0	0	0	0	0	0	0	0	10

\*\* Report Total:

\*\* 117 59 79 0 0 0 0 0 0 0 0 0 0 255

**TOTAL NEW VIOLATIONS FILED 01/01/2024 TO 3/25/2024: 255****COMPLETED CASES**

PAID FINE	168
DISMISSED AFTER DSC	26
DISMISSED AFTER DEFERRED ADJ	41
DISMISSED BY COMPLAINANT	1
DISMISSED PRESENTED INSURANCE	2
DISMISSED/ COMPLIANCE	6
DISMISSED AFTER MIP/TOBACCO	4
DISMISSED BY PROSECUTOR	6
TOTAL COMPLETED	254
NET DIFFERENCE FILED/COMPLETED	1
OTHER OLDER PAID CASES	86

**WARRANTS**

ISSUED	70
CLEARED	34
TOTAL CHANGE IN WARRANTS	36

**FINES AND COSTS COLLECTED BY MONTH**

MONTH	TOTAL COLLECTED	KEPT BY CITY	REMITTED TO STATE
OCTOBER 2023	30,976.09	19,329.92	11,646.17
NOVEMBER 2023	26,926.57	15,797.77	11,128.80
DECEMBER 2023	21,505.19	13,212.26	8,292.93
JANUARY 2024	17,296.10	9,664.78	7,631.32
FEBRUARY 2024	20,940.96	13,057.53	7,883.43
MARCH 2024	NOT COMPLETE	NOT COMPLETE	NOT COMPLETE
TOTAL	117,644.91	71,062.26	46,582.65

**OTHER COSTS**

AGENCY	NUMBER OF CASES	AMOUNT PAID
MVBA COLLECTION AGENCY	26 CASES	\$2,025.19
OMNIBASE	25 CASES	\$147.39

**FINES AND COSTS RECEIVABLE/ CITATIONS WITH BALANCE BY MONTH OCTOBER 2023 TO MARCH 25, 2024**

MONTH	TOTAL CITATIONS	TOTAL VIOLATIONS	AMOUNT DUE
OCTOBER 2023	13	21	\$5,715.20
NOVEMBER 2023	23	28	\$7,960.27
DECEMBER 2023	35	47	\$11,827.50
JANUARY 2024	55	65	\$18,260.41
FEBRUARY 2024	19	22	\$4,850.17
MARCH 2024	53	70	\$17,459.00
TOTALS	198	253	\$66,072.55

### AdComp Kiosk

On Monday, March 18, 2024 the Whitesboro Municipal Court submitted a Requisition for the purchase of a Payment Kiosk.

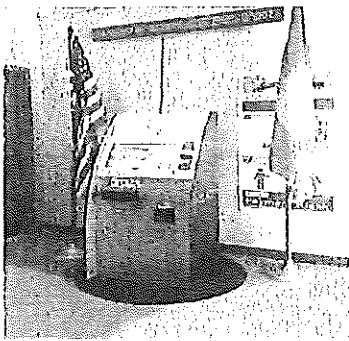
On Friday, March 22, 2024, a check was sent to AdComp Systems Inc. for the purchase and order of the court payment kiosk.

AdComp representative advised that the Kiosk delivery is estimated at 10 to 12 weeks after the receiving the payment and will be a custom design for our city.

The kiosk will be equipped with advanced payment software with a touchscreen, receipt printer, cabinet, credit card reader, bill dispenser/recycler, and security cameras in the safe and outfacing.

Once the Kiosk is delivered it will be located inside the Police Department Lobby, defendants will have 24/7 access. The advanced Payment Kiosk software will provide access to lookup balances, take payments in the form of cash, and credit/debit cards. The kiosk will also update payments using software API or lockbox file. AdComp will provide setup, configuration, and training for the payment kiosk.

The payment kiosk was purchased with the approval of City Council, partially utilizing the Court Technology Fund, and the Court Security Fund. The Whitesboro Municipal Court is thrilled to offer this option and convenience to our defendants and citizens.



Pictured above is an example of a Payment Kiosk by AdComp Systems Inc. located in the City of Boston.

### TEXAS RULES OF JUDICIAL ADMINISTRATION

#### Rule 7. Administrative Responsibilities. (Provided by TMCEC)

##### Rule 7.1 All Courts.

- (a) *Court Confidentiality Policy Required.* A court, including an appellate, district, statutory county, business, statutory probate, constitutional county, justice and municipal court, must adopt a policy governing court confidentiality.
- (b) *Policy Contents.* The policy must:
  - (1) Define who the policy applies to;
  - (2) Define confidential information;
  - (3) Impose a duty of confidentiality on all court staff that continues after employment at the court ends;
  - (4) Address when, if ever, the disclosure of confidential information is authorized;
  - (5) Provide the language of relevant laws, including section 21.013 of the Texas Government Code and section 39.06 of the Texas Penal Code;
  - (6) Address negligent or accidental disclosure of confidential information;
  - (7) Warn of potential penalties for unauthorized disclosure of confidential information, including:
    - (A) Referral to relevant law enforcement agencies for investigation and prosecution;
    - (B) Termination of employment;
    - (C) For attorneys, referral to the State Bar of Texas for discipline;
    - (D) For law students, referral to the Texas Board of Law Examiners for consideration in determining eligibility to practice law in Texas; and
  - (8) Require all court staff to acknowledge receipt of the policy in writing.
- (c) *Distribution and Training Required.* The court must:
  - (1) For all new court staff members, provide the policy and train on it before the new staff member begins any substantive work for the court;
  - (2) Provide the policy to all existing court staff at least biannually.

Pictured above is the Texas Rules of Judicial Administration Rule 7.1 provided by TMCEC.

## Court Confidentiality Policy

On Thursday, March 21 2024 Texas Municipal Courts Education Center (TMCEC) hosted a live continuing education webinar in reference to a new requirement for a Court Confidentiality Policy.

The webinar presented by several TMCEC attorneys discussed how recent events involving The Supreme Court of the United States (SCOTUS) are bridging the distance of issues and affecting Texas Municipal Courts.

On February 20, 2024 the Texas Supreme Court issued Final Approval of a modification to the Texas Rules of Judicial Administration, creating Rule 7.1 (Court Confidentiality Policy Required). The new rule applies to all Texas courts.

Under the new rule, not later than May 01, 2024, every court must (1) adopt a policy governing court confidentiality, (2) provide it to existing court staff members biannually, and (3) train new staff as to its requirements prior to beginning any substantive work for the court.

The Whitesboro Municipal Court has started working on the Court Confidentiality Policy for our city. The draft of the Court Confidentiality Policy will be sent to the Prosecutor for review.

After approval from the prosecutor, the policy will be adopted by the Whitesboro Municipal Court. A signed copy of the policy will be filed with the Municipal Court and the City Secretary.

**Judicial Continuing Education:** TMCEC Judges Seminar scheduled for April 23-April 25, 2024. This program covers legal, ethical, and practical issues that municipal judges encounter on the bench. Rules of Judicial Education require all Municipal judges to complete Judicial Education yearly.

THE TEXAS SENATE



**SENATOR DREW SPRINGER**

DISTRICT 30

On February 17, 2023, the Texas Senate passed Resolution No. 431 to honor volunteer firefighters across the Lone Star State during National Volunteer Week, which occurred on April 16<sup>th</sup> through 22<sup>nd</sup>. It is a privilege to present your department with a copy of that Resolution.

Thank you for your service and for all you do for our communities.

God Bless,

A handwritten signature in black ink that reads "Drew Springer".

Senator Drew Springer

**ORDINANCE NO. 1221**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS, APPROVING AND ADOPTING THE GRAYSON COUNTY THOROUGHFARE PLAN; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER; PROVIDING FOR AN EFFECTIVE DATE; FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS ORDINANCE IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.**

**WHEREAS**, due to certain changes, growth, and development of the City of Whitesboro, its extraterritorial jurisdiction, and the incorporated and unincorporated areas of Grayson County, Texas, it has become necessary to design a county-wide thoroughfare plan; and

**WHEREAS**, the Sherman-Denison Metropolitan Planning Organization (SDMPO) and the City of Whitesboro have followed all procedures and done all things required by State law for the preparation of the Grayson County Thoroughfare Plan; and

**WHEREAS**, pursuant to Chapter 212.010 of the Texas Local Government Code, the City of Whitesboro may require that subdivision plats conform to "...the general plan of the municipality and its current and future streets..." and "...the general plan for the extension of the municipality and its roads, streets, and public highways within the municipality and in its extraterritorial jurisdiction..."; and

**WHEREAS**, requirements for right-of-way dedication and construction of street improvements may apply to all subdivision of land within the City's incorporated area and its extraterritorial jurisdiction, and in accordance with the Texas Local Government Code, the City of Whitesboro has adopted rules governing plats and subdivision of land within the municipality's jurisdiction and in the City's extraterritorial jurisdiction, as provided in Chapter 153, "Subdivision Regulation", of the City of Whitesboro Code of Ordinances; and

**WHEREAS**, the City Council of the City of Whitesboro, Texas, desires to accept and approve the said Grayson County Thoroughfare Plan;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS:**

**SECTION 1.** That all of the above and foregoing recitals and preambles are found to be true and correct and are made a part of this ordinance for all purposes.

**SECTION 2.** That the City Council of the City of Whitesboro, Texas, does hereby accept, as advisory and as a guide, the Grayson County Thoroughfare Plan, a copy of which is attached hereto and incorporated herein for all purposes.

**SECTION 3.** That the City Council of the City of Whitesboro, Texas, hereby submits this Grayson County Thoroughfare Plan to all citizen groups and committees, City boards and commissions, and all citizens interested in the orderly growth and progress of the City of

Whitesboro, for use as a guide in the planning of future growth and development of the City of Whitesboro.

**SECTION 4.** That the provisions of this ordinance are severable and the invalidity of any word, phrase or part of this ordinance shall not affect the validity or effectiveness of the remainder of the ordinance.

**SECTION 5.** That all ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 6.** That this ordinance shall become effective immediately upon its passage and adoption by the City Council of the City of Whitesboro, Texas.

**SECTION 7.** That it is hereby officially found and determined that the meetings at which this ordinance was introduced and passed were open to the public and that public notice of the time, place and purpose of said meetings were given all as required by law.

**INTRODUCED** on this the 12th day of June, 2018.

**ADOPTED** on this the 12th day of June, 2018.

**EFFECTIVE DATE** on this the 12th day of June, 2018.

**CITY OF WHITESBORO, TEXAS**

**ATTEST:**

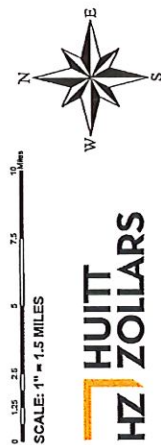
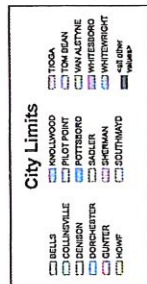
**BY:** \_\_\_\_\_  
Teresa Nino, CITY SECRETARY

**BY:** \_\_\_\_\_  
David Blaylock, MAYOR

**APPROVED AS TO FORM  
AND CONTENT:**

**BY:** \_\_\_\_\_,  
CITY ATTORNEY

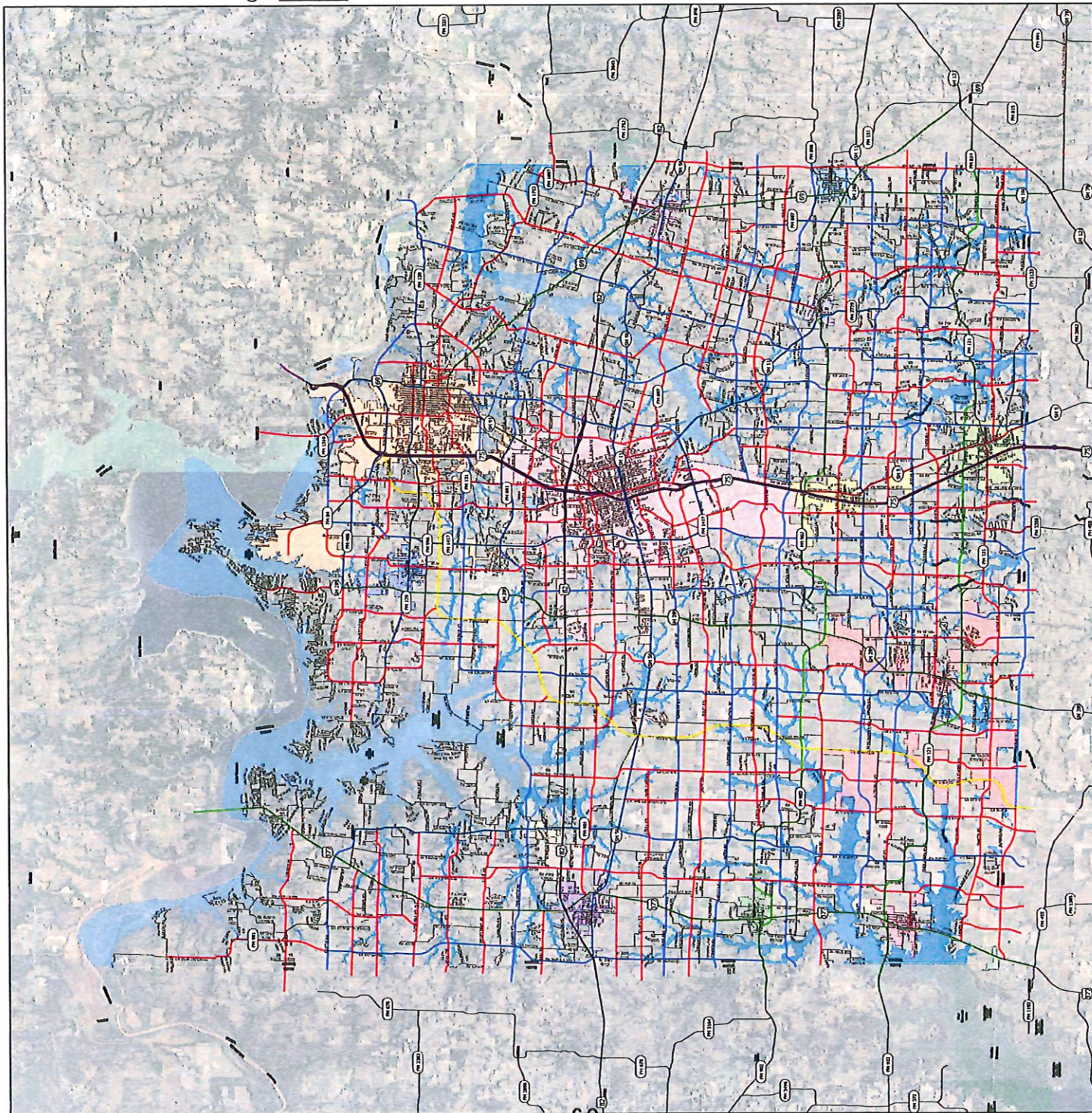




**GRAYSON COUNTY MPO**  
METROPOLITAN PLANNING ORGANIZATION  
INTERMODAL URBAN TRANSPORTATION PLANNING

The bioregional plan delineates general and functional clusters of existing and proposed major physiographic, political, and economic boundaries. The plan identifies the major natural resources and land uses in the bioregion, and identifies the major economic activities and land uses in the bioregion. The plan identifies the major natural resources and land uses in the bioregion, and identifies the major economic activities and land uses in the bioregion. The plan identifies the major natural resources and land uses in the bioregion, and identifies the major economic activities and land uses in the bioregion.

DRAWN BY: S. FLORES | 03/19/2024







## Agenda Background

**Agenda Item:** Discussion only on an ordinance for the adoption of the International Property Maintenance Code.

**Date:** April 2, 2024

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The current Code of Ordinance Chapter 150 Building Codes addresses many issues regarding Building Regulations that stipulate the standards of building construction. The purpose of the amendments is to provide minimum housing standards of living for citizens. These changes provide proper enforcement of property owners and landlords to maintain the property in a safe and sanitary manner. This provides safety to people who live and/or visit their property; such as family and friends and provides aesthetics to the community. This also provides the city the enforcement needed for homes that are beyond repair and a complete hazard. Our previous ordinance was missing the proper enforcement piece.

## ORDINANCE NO. 1222

**AN ORDINANCE OF THE CITY OF WHITESBORO, TEXAS, AMENDING TITLE XV, LAND USAGE, CHAPTER 150 BUILDING REGULATIONS TO DELETE DUPLICATE PROVISIONS, REORGANIZE PROVISIONS RELATED TO DANGEROUS AND SUBSTANDARD BUILDINGS, AND ADOPT THE 2018 INTERNATIONAL PROPERTY MAINTENANCE CODE WITH AMENDMENTS; PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the International Code Council (ICC) has developed a set of comprehensive and coordinated international model construction codes (known generally as the "International Codes"); and

**WHEREAS**, the International Codes have been reviewed by the City staff and found to be a comprehensive code setting minimum property maintenance standards that are designed to protect the health, safety and welfare of the citizens of the City of Whitesboro; and

**WHEREAS**, the City Council of the City of Whitesboro has determined that it is in the best interest of the citizens of the City of Whitesboro to adopt the 2018 editions of the International Property Maintenance Code, as stated herein, as the minimum standards for the construction, use, occupancy and maintenance of buildings and structures within the City limits, as set forth herein, and to adopt local amendments to said codes in order to account for unique local practices and/or conditions relating to the design and construction of structures within the City;

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS:**

**SECTION 1.** The Code of Ordinances of the City of Whitesboro is hereby amended to delete Section 150.006 "International Residential Code, edition 2018 adopted" of Title XV, "Land Usage," Chapter 150 "Building Regulations", in its entirety and reserve save section for later replacement.

**SECTION 2.** The Code of Ordinances of the City of Whitesboro is hereby amended as follows to reorganize provisions related to dangerous and substandard buildings and adopt the International Property Maintenance Code, 2018 edition. at Title XV, "Land Usage," Chapter 150 "Building Regulations," by amending sections 3.04.001 and 3.04.002 thereof to read in their entirety as follows:

### **"CHAPTER 150 BUILDING REGULATIONS**

**..."**



## DANGEROUS AND SUBSTANDARD BUILDINGS, PROPERTY MAINTENANCE CODE

### § 150.060 PURPOSE.

This article is adopted pursuant to the Texas Local Government Code, Chapter 54 and Chapter 214 to establish minimum standards:

1. For the continued use and occupancy of all types of buildings and structures within the city, regardless of the date of their construction;
2. To safeguard the public health, safety and welfare;
3. To protect property; and
4. To provide the authority to address, and direct the method of addressing unsafe buildings and structures within the city.

~~The provisions of this chapter shall govern the minimum conditions and the responsibilities of persons for maintenance of structures, equipment and exterior property. The owner of the premises shall maintain the structures and exterior property in compliance with these requirements, except as otherwise provided for in this code. A person shall not occupy as owner-occupant or permit another person to occupy premises which are not in a sanitary and safe condition and which do not comply with the requirements of this chapter. Occupants of a dwelling unit or rooming unit are responsible for keeping in a clean, sanitary and safe condition that part of the dwelling unit or rooming unit or premises which they occupy and control.~~

~~(B.) — All vacant structures and premises thereof or vacant land shall be maintained in a clean, safe, secure and sanitary condition as provided herein so as not to cause a blighting problem or adversely affect the public health or safety.~~

### §150.061. ENFORCEMENT AND PENALTY PROVISIONS

- (A.) Any person who violates any provision of this chapter shall, upon conviction, be punished pursuant to section §10.99.
- (B.) The building official and his inspectors and assistants shall have the right to enforce the provisions of this chapter and the right to inspect and enter upon all premises and buildings or structures within the city to make such inspections as are necessary for the protection of the property and surrounding property and the public as a whole.

### ~~§ 150.061 DUTIES AND POWERS OF INSPECTOR.~~

~~—(A) Inspections. The Building Inspector shall make all of the required inspections, or shall accept reports of inspection by approved agencies or individuals. All reports of such inspections shall be in writing and be certified by a responsible officer of such approved agency or by the responsible individual. The Building Inspector is authorized to engage such expert opinion as deemed necessary to report upon unusual technical issues that arise, subject to the approval of the appointing authority.~~



~~—(B) Right of entry. The Building Inspector is authorized to enter the structure or premises at reasonable times to inspect subject to constitutional restrictions on unreasonable searches and seizures. If entry is refused or not obtained, the Building Inspector is authorized to pursue recourse as provided by law.~~

~~—(C) Notices and orders. The Building Inspector or his assign shall issue all necessary notices or orders to ensure compliance with this code.~~

~~—(D) Modifications. Whenever there are practical difficulties involved in carrying out the provisions of this code, the Building Inspector shall have the authority to grant modifications for individual cases, provided the Building Inspector shall first find that special individual reason makes the strict letter of this code impractical and the modification is in compliance with the intent and purpose of this code and that such modification does not lessen health, life and fire safety requirements. The details of action granting modifications shall be recorded and entered in the department files.~~

#### **§150.062. MINIMUM BUILDING STANDARDS CODE ADOPTED**

(A.) In addition to the International Building Code, National Electric Code, International Residential Code, International Plumbing Code, International Mechanical Code, and International Energy Conservation Code adopted in this Title, and the International Fire Code adopted in Chapter 92, the 2018 International Property Maintenance Code is hereby adopted as the Minimum Building Standard Code of the City of Whitesboro.

(B.) Where a provision of the International Building Code, National Electric Code, International Residential Code, International Plumbing Code, International Mechanical Code, and International Energy Conservation Code adopted in this Title, and the International Fire Code, or the 2018 International Property Maintenance Code conflict with a section of this article, the language contained in a section of this article governs.

#### **§ 150.062 DEFINITIONS.**

~~—For the purpose of this subchapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.~~

~~—APPROVED. Approved by the Building Inspector.~~

~~—BASEMENT. That portion of a building which is partly or completely below grade.~~

~~—BATHROOM. A room containing plumbing fixtures including a bathtub or shower.~~

~~—BEDROOM. Any room or space used or intended to be used for sleeping purposes.~~

~~—BUILDING INSPECTOR. The official who is charged with the administration and enforcement of this code or any duly authorized representative.~~

~~—CONDEMN. To adjudge unfit for occupancy.~~

~~—DWELLING UNIT. A single unit providing complete, independent living facilities for one or more persons, including permanent provisions for living, sleeping, eating, cooking and sanitation.~~



~~—EASEMENT. That portion of land or property reserved for present or future use by a person or agency other than the legal fee owner(s) of the property. The easement shall be permitted to be for use under, on or above a said lot or lots.~~

~~—EXTERIOR PROPERTY. The open space on the premises and on adjoining property under the control of owners or operators of such premises.~~

~~—EXTERMINATION. The control and elimination of insects, rats or other pests by eliminating their harborage places; by removing or making inaccessible materials that serve as their food; by poison spraying, fumigating, trapping or by any other approved pest elimination methods.~~

~~—GARBAGE. The animal or vegetable waste resulting from the handling, preparation, cooking and consumption of food.~~

~~—GUARD. A building component or a system of building components located at or near the open sides of elevated walking surfaces that minimizes the possibility of a fall from the walking surface to a lower level.~~

~~—HABITABLE SPACE. Space in a structure for living, sleeping, eating or cooking. Bathrooms, toilet rooms, closets, halls, storage or utility spaces, and similar areas are not considered habitable spaces.~~

~~—IMMINENT DANGER. A condition which could cause serious or life-threatening injury or death at any time.~~

~~—INFESTATION. The presence, within or contiguous to, a structure or premises of insects, rats, vermin or other pests.~~

~~—INOPERABLE MOTOR VEHICLE. A vehicle which cannot be driven upon the public streets for reason including but not limited to being unlicensed, wrecked, abandoned, in a state of disrepair, or incapable of being moved under its own power.~~

~~—LET FOR OCCUPANCY OR LET. To permit, provide or offer possession or occupancy of a dwelling, dwelling unit, rooming unit, building, premise or structure by a person who is or is not the legal owner of record thereof, pursuant to a written or unwritten lease, agreement or license, or pursuant to a recorded or unrecorded agreement of contract for the sale of land.~~

~~—OCCUPANCY. The purpose for which a building or portion thereof is utilized or occupied.~~

~~—OCCUPANT. Any individual living or sleeping in a building, or having possession of a space within a building which is available for unobstructed ventilation and which opens directly to the outdoors.~~

~~—OPERATOR. Any person who has charge, care or control of a structure or premises which is let or offered for occupancy.~~

~~—OWNER. Any person, agent, operator, firm or corporation having a legal or equitable interest in the property; or recorded in the official records of the state, county or municipality as holding title to the property; or otherwise having control of the property, including the guardian of the estate of any such person, and the executor or administrator of the estate of such person if ordered to take possession of real property by a court.~~

~~—PERSON. An individual, corporation, partnership or any other group acting as a unit.~~



- ~~—PREMISES. A lot, plot or parcel of land, easement or public way, including any structures thereon.~~
- ~~—PUBLIC WAY. Any street, alley or similar parcel of land essentially unobstructed from the ground to the sky, which is deeded, dedicated or otherwise permanently appropriated to the public for public use.~~
- ~~—ROOMING HOUSE. A building arranged or occupied for lodging, with or without meals, for compensation and not occupied as a one or two family dwelling.~~
- ~~—ROOMING UNIT. Any room or group of rooms forming a single habitable unit occupied or intended to be occupied for sleeping or living, but not for cooking purposes.~~
- ~~—RUBBISH. Combustible and noncombustible waste materials, except garbage; the term shall include the residue from the burning of wood, coal, coke and other combustible materials, paper, rags, cartons, boxes, wood, excelsior, rubber, leather, tree branches, yard trimmings, tin cans, metals, mineral matter, glass, crockery and dust and other similar materials.~~
- ~~—STRICT LIABILITY OFFENSE. An offense in which the prosecution in a legal proceeding is not required to prove criminal intent as a part of its case. It is enough to prove that the defendant either did an act which was prohibited, or failed to do an act which the defendant was legally required to do.~~
- ~~—STRUCTURE. That which is built or constructed or a portion thereof.~~
- ~~—TENANT. A person, corporation, partnership or group, whether or not the legal owner of record, occupying a building or portion thereof as a unit.~~
- ~~—YARD. An open space on the same lot with a structure.~~

**§150.063. Exceptions, amendments, and deletions to the International Property Maintenance Code, 2018 Edition.**

- (A.) IPMC Section 103.5 Fees shall be deleted in its entirety.
- (B.) IPMC Section 111.1 Application for appeal, shall read:

Any person directly affected by a decision of the code official or a notice or order issued under this code shall have the right to appeal to the Building Standards Commission, provided that a written application for appeal is filed within 20 days after the day the decision, notice or order was served. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted, the provisions of this code do not fully apply, or the requirements of this code are adequately satisfied by other means, or that the strict application of this code would cause an undue hardship.

- (C.) IPMC Sections 111.2—111.8 shall be deleted.
- (D.) IPMC Section 106.3 Prosecution of violation, shall read:

Any person failing to comply with the provisions of this code shall be deemed guilty of a misdemeanor or civil infraction as determined by the local municipality, and the violation shall be deemed a strict liability offense. The code official shall institute the appropriate proceeding at law or in equity to restrain, correct or abate such violation. Any action taken by the authority having



jurisdiction on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such estate.

(E.) IPMC Section 112.4 *Failure to comply* shall be amended to read:

Any person who shall continue any work after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, is subject to a fine of not less than one dollar (\$1.00) and no more than two thousand dollars (\$2,000.00), and each day work continues in violation of this section shall be a separate offense.

(F.) IPMC Section 108.2 *Closing of Vacant Structures*, shall read:

If the structure is vacant and unfit for human habitation and occupancy, and is not in danger of structural collapse, the code official is authorized to have the structure closed. Upon the structure being closed, the code official will send a bill to the owner for the cost of the closure and inform the property owner of their right to appeal the closure of the structure to the Building Standards Commission pursuant to Chapter 150, Article V, Section 150.066 of the City of Whitesboro Code of Ordinances. The code official shall cause the premises to be closed and secured through any available public agency or by contract or arrangement by private persons and the closure shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate and may be collected by any other legal resource.

(G.) IPMC Section 107.2 *Form*, shall read:

1. Be in writing.
2. Include a description of the real estate sufficient for identification.
3. Include a statement of the violation or violations and why the notice is being issued.
4. Include a correction order allowing time to make the repairs and improvements required to bring the dwelling unit or structure into compliance with the provisions of this code.
5. Inform the property owner or owner's authorized agent of the right to appeal.
6. Include a statement of the right to file a lien in accordance with Section 106.3.

(H.) IPMC Section 108.4.1 *Placarding*, shall read:

The code official shall post on the premises or on defective equipment a placard and a statement of the penalties provided for occupying the premises, operating the equipment or removing the placard.

(I.) IPMC Section 109.4 *Emergency repairs* shall be deleted.

(J.) IPMC Section 109.5 *Costs of emergency repairs* shall be deleted.

(K.) IPMC Section 110.1 *General* shall be amended to read:

The code official shall order the owner or owner's authorized agent of any premises upon which is located any structure that is so old, dilapidated or has become so out of repair as to be dangerous, unsafe, unsanitary or otherwise unfit for human habitation and occupancy, such that it is unreasonable to repair the structure, to demolish and remove such structure; to include but not be limited to, the removal of the concrete foundations and their components, porches, steps, walkways, and curbs. Lot must be left in a raked clean condition and must not pond water. The

site must be graded to a smooth uniform condition that will provide adequate surface drainage without ponding.

- (L.) IPMC Section 302.4 *Weeds* shall be deleted.
- (M.) IPMC Section 302.8 *Motor vehicle* shall be deleted.
- (N.) IPMC Section 302.9 *Defacement of property* shall be deleted.
- (O.) IPMC Section 303.2 *Enclosures* shall be amended to read:

Private swimming pools, hot tubs and spas, containing water more than 24 inches (610 mm) in depth shall be completely surrounded by a fence or barrier at 72 inches (1830 mm) in height above the finished ground level measured on the side of the barrier away from the pool. The remainder of the section is unchanged.

Exception: When the yard in which the private swimming pool, hot tub, and spa is constructed is completely enclosed with an approved fence or barrier.

- (P.) IPMC Section 304.3 *Premises Identification*, shall read:

Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch (12.7mm). The numbers shall be on the building or a structure facing the main Right-of-Way. The curbs are not an acceptable location for addresses for 911 purposes.

- (Q.) IPMC Section 304.5.1 *Ventilation* shall be added and shall read:

Crawl space under buildings without basements shall be ventilated by approved mechanical means or by openings in foundation walls. The minimum net area of ventilation openings shall not be less than 1 sq. ft. for each 150 sq. ft. of crawl space area. Ventilation openings shall be covered for their height and width with any of the following materials, provided that the least dimension of the covering shall not exceed 1/4 inch (6mm):

1. Perforated sheet metal plates not less than .070" (1.8mm) thick.
2. Expanded sheet metal plates not less than .047" (1.2mm) thick.
3. Cast iron grills or gratings.
4. Extruded load bearing vents.
5. Hardware cloth of .035" (.89 mm) wire or heavier.
6. Corrosion resistant wire mesh, with the least dimension not exceeding 1/8" (3.2mm).

- (R.) IPMC Section 304.7.1 *Ventilation* shall be added and shall read:

For gabled and hipped roofs, ventilation shall be provided to furnish cross ventilation of each separate attic space with weather protected vents. All vents shall be screened to protect the interior from intrusion of birds. The ratio of total net free ventilating area to the area of the ceiling shall be not less than 1/150. That ratio may be reduced to 1/300 provided:

1. A vapor barrier having permeance not exceeding one perm is installed on the warm side of the ceiling, or



2. At least 50% and not more than 80% of the required ventilating area is provided by ventilators located in the upper portion of the space to be ventilated (at least 3 ft. (914mm) above eave or cornice vents) with the balance of the required ventilation provided by eave or cornice vents.

For flat roofs, blocking and bridging shall be arranged so as not to interfere with the movement of air. Such roofs shall be ventilated along the overhanging eaves, with the net area of opening being not less than 1/150 of the area of the ceiling below.

All openings shall be covered with screening, hardware cloth or equivalent to prevent the entry of birds, squirrels, rodents, etc. The openings therein shall not exceed 1/4 inch (6.4mm).

(S.) IPMC Section 304.14 *Insect Screens*, shall read:

Every door, window, and other outside opening of habitable rooms, food preparation areas, food service areas, or any areas where products to be included or utilized in food for human consumption are processed, manufactured, packaged or stored, shall be supplied with approved tightly fitting screens of not less than 16 mesh per inch (16 mesh per 25 mm) and every swinging door shall have a self-closing device in good working condition.

Exception: Screens on exterior doors and windows shall not be required where a central air conditioning system is provided.

(T.) IPMC 308.2.2 *Refrigerators* shall be deleted.

(U.) IPMC 308.3.1 *Garbage facilities* shall be deleted.

(V.) IPMC 403.2 *Bathrooms and toilet rooms* shall be amended to read:

Every bathroom and toilet room shall comply with the ventilation requirements for habitable spaces as required in section 403.1, except that a window shall not be required in such spaces equipped by a mechanical ventilation system.

(W.) IPMC Section 602.3 *Heat Supply*, shall read:

Every owner and operator of any building who rents, leases or lets one or more dwelling unit, rooming unit, dormitory or guestroom on terms, either expressed or implied, to furnish heat to the occupants thereof shall supply heat to maintain a temperature of not less than 68F in all habitable rooms, bathrooms, and toilet rooms.

IPMC Section 602.4 *Occupiable work spaces*, shall read:

Indoor occupiable work spaces shall be supplied with heat to maintain a temperature of not less than 65°F (18°C) during the period the spaces are occupied.

Exceptions:

1. Processing, storage and operation areas that require cooling or special temperature conditions.
2. Areas in which persons are primarily engaged in vigorous physical activities.

## ~~§ 150.063 GENERAL REQUIREMENTS.~~

### ~~—(A)—Exterior property areas.~~



~~—(1) Sanitation. All exterior property and premises shall be maintained in a clean, safe and sanitary condition. The occupant shall keep that part of the exterior property which such occupant occupies or controls in a clean and sanitary condition.~~

~~—(2) Grading and drainage. All premises shall be graded and maintained to prevent the erosion of soil and to prevent the accumulation of stagnant water thereon, or within any structure located thereon.~~

~~—(3) Sidewalks and driveways. All sidewalks, walkways, stairs, driveways, parking spaces and similar areas shall be kept in a proper state of repair, and maintained free from hazardous conditions.~~

~~—(4) Weeds. All premises and exterior property shall be maintained free from weeds or plant growth in excess of 12 inches. All noxious weeds shall be prohibited. Weeds shall be defined as all grasses, annual plants and vegetation, other than trees or shrubs provided; however, this term shall not include cultivated flowers and gardens.~~

~~—(5) Rodent harborage. All structures and exterior property shall be kept free from rodent harborage and infestation. Where rodents are found, they shall be promptly exterminated by approved processes which will not be injurious to human health. After extermination, proper precautions shall be taken to eliminate rodent harborage and prevent re-infestation.~~

~~—(6) Exhaust vents. Pipes, ducts, conductors, fans or blowers shall not discharge gases, steam, vapor, hot air, grease, smoke, odors or other gaseous or particulate wastes directly upon abutting or adjacent public or private property or that of another tenant.~~

~~—(7) Accessory structures. All accessory structures, including detached garages, fences and walls, shall be maintained structurally sound and in good repair.~~

~~—(8) Motor vehicles. Except as provided for in other regulations, no inoperative or unlicensed motor vehicle shall be parked, kept or stored on any premises, and no vehicle shall at any time be in a state of major disassembly, disrepair, or in the process of being stripped or dismantled. Painting of vehicles is prohibited unless conducted inside an approved spray booth. Exception: A vehicle of any type is permitted to undergo major overhaul, including body work, provided that such work is performed inside a structure or similarly enclosed area designed and approved for such purposes.~~

~~—(9) Defacement of property. No person shall willfully or wantonly damage, mutilate or deface any exterior surface of any structure or building on any private or public property by placing thereon any marking, carving or graffiti. It shall be the responsibility of the owner to restore said surface to an approved state of maintenance and repair.~~

~~—(B) Swimming pools, spas, and hot tubs.~~

~~—(1) Swimming pools. Swimming pools shall be maintained in a clean and sanitary condition, and in good repair.~~

~~—(2) Enclosures. Private swimming pools, hot tubs and spas, containing water more than 24 inches in depth shall be completely surrounded by a fence or barrier at least 48 inches in height above the finished ground level measured on the side of the barrier away from the pool. Gates and doors in such barriers shall be self-closing and self-latching. Where the self-latching device is less than 54 inches above the bottom of the gate, the release mechanism shall be located on the pool side of the gate. Self-closing and self-latching gates shall be maintained~~



~~such that the gate will positively close and latch when released from an open position of six inches from the gatepost. No existing pool enclosure shall be removed, replaced or changed in a manner that reduces its effectiveness as a safety barrier.~~

~~—(C) Exterior structure.~~

~~—(1) The exterior of a structure shall be maintained in good repair, structurally sound and sanitary so as not to pose a threat to the public health, safety or welfare.~~

~~—(2) All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks and fences shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints as well as those between the building envelope and the perimeter of windows, doors, and skylights shall be maintained weather-resistant and water-tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement.~~

~~—(3) Buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property as specified in § 97.02, Street Numbering.~~

~~—(4) All structural members shall be maintained free from deterioration, and shall be capable of safely supporting the imposed dead and live loads.~~

~~—(5) All foundation walls shall be maintained plumb and free from open cracks and breaks and shall be kept in such condition so as to prevent the entry of rodents and other pests.~~

~~—(6) All exterior walls shall be free from holes, breaks, and loose or rotting materials; and maintained weatherproof and properly surface-coated where required to prevent deterioration.~~

~~—(7) The roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. Roof drains, gutters and downspouts shall be maintained in good repair and free from obstructions. Roof water shall not be discharged in a manner that creates a public nuisance.~~

~~—(8) All cornices, belt courses, corbels, terra-cotta trim, wall facings and similar decorative features shall be maintained in good repair with proper anchorage and in a safe condition.~~

~~—(9) All overhang extensions including, but not limited to canopies, marquees, signs, metal awnings, fire escapes, standpipes and exhaust ducts shall be maintained in good repair and be properly anchored so as to be kept in a sound condition. When required, all exposed surfaces of metal or wood shall be protected from the elements and against decay or rust by periodic application of weather-coating materials, such as paint or similar surface treatment.~~

~~—(10) Every exterior stairway, deck, porch and balcony, and all appurtenances attached thereto, shall be maintained structurally sound, in good repair, with proper anchorage and capable of supporting the imposed loads.~~



~~—(11) Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.~~

~~—(12) Every window, skylight, door and frame shall be kept in sound condition, good repair and weather tight.~~

~~—(13) Every window, other than a fixed window, shall be easily opened and capable of being held in position by window hardware.~~

~~—(14) All exterior doors, door assemblies and hardware shall be maintained in good condition. Locks at all entrances to dwelling units, rooming units and guestrooms shall tightly secure the door.~~

~~—(15) Doors providing access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a deadbolt lock meeting specifications set forth herein. Such deadbolt locks shall be operated only by the turning of a knob or a key and shall have a lock throw of not less than one inch. For the purpose of this section, a sliding bolt shall not be considered an acceptable deadbolt lock. Such deadbolt locks shall be installed according to manufacturer's specifications and maintained in good working order. All deadbolt locks required by this section shall be designed and installed in such a manner so as to be operable inside of the dwelling unit, rooming unit or housekeeping unit without the use of a key, tool, combination thereof or any other special knowledge or effort.~~

~~—(16) Operable windows located in whole or in part within six feet above ground level or a walking surface below that provide access to a dwelling unit, rooming unit or housekeeping unit that is rented, leased or let shall be equipped with a window sash locking devices.~~

~~—(D) Interior structure.~~

~~—(1) The interior of a structure and equipment therein shall be maintained in good repair, structurally sound and in a sanitary condition. Occupants shall keep that part of the structure which they occupy or control in a clean and sanitary condition. Every owner of a structure containing a rooming house, housekeeping units, a hotel, a dormitory, two or more dwelling units or two or more nonresidential occupancies, shall maintain, in a clean and sanitary condition, the shared or public areas of the structure and exterior property.~~

~~—(2) All structural members shall be maintained structurally sound, and be capable of supporting the imposed loads.~~

~~—(3) All interior surfaces, including windows and doors, shall be maintained in good, clean and sanitary condition. Peeling, chipping, flaking or abraded paint shall be repaired, removed or covered. Cracked or loose plaster, decayed wood and other defective surface conditions shall be corrected.~~

~~—(4) Every stair, ramp, landing, balcony, porch, deck or other walking surface shall be maintained in sound condition and good repair.~~

~~—(5) Every handrail and guard shall be firmly fastened and capable of supporting normally imposed loads and shall be maintained in good condition.~~

~~—(6) Every interior door shall fit reasonably well within its frame and shall be capable of being opened and closed by being properly and securely attached to jambs, headers or tracks as intended by the manufacturer of the attachment hardware.~~



~~—(E) Rubbish and garbage.~~

~~—(1) All exterior property and premises, and the interior of every structure, shall be free from any accumulation of rubbish or garbage.~~

~~—(2) Every occupant of a structure shall dispose of all rubbish in a clean and sanitary manner by placing such rubbish in approved containers.~~

~~—(3) The owner of every occupied premises shall supply approved covered containers for rubbish, and the owner of the premises shall be responsible for the removal of rubbish.~~

~~—(4) Refrigerators and similar equipment not in operation shall not be discarded, abandoned or stored on premises without first removing the doors.~~

~~—(5) Every occupant of a structure shall dispose of garbage in a clean and sanitary manner by placing such garbage in an approved garbage disposal facility or approved garbage containers.~~

~~—(6) The owner of every dwelling shall supply one of the following: an approved mechanical food waste grinder in each dwelling unit; an approved incinerator unit in the structure available to the occupants in each dwelling unit; or an approved leak proof, covered, outside garbage container.~~

~~—(7) The operator of every establishment producing garbage shall provide, and at all times cause to be utilized, approved leak proof containers provided with close fitting covers for the storage of such materials until removed from the premises for disposal.~~

~~—(F) Extermination.~~

~~—(1) All structures shall be kept free from insect and rodent infestation. All structures in which insects or rodents are found shall be promptly exterminated by approved processes that will not be injurious to human health. After extermination, proper precautions shall be taken to prevent reinfestation.~~

~~—(2) The owner of any structure shall be responsible for extermination within the structure prior to renting or leasing the structure.~~

~~—(3) The occupant of a one-family dwelling or of a single-tenant nonresidential structure shall be responsible for extermination on the premises.~~

~~—(4) The occupant of any structure shall be responsible for the continued rodent and pest-free condition of the structure. Exception: Where the infestations are caused by defects in the structure, the owner shall be responsible for extermination.~~

**§150.064 UNSAFE BUILDINGS.**

All unsafe buildings or structures are hereby declared to be illegal and shall be abated by securing, repair, removal, or demolition in accordance with the procedures set forth in this code. As an alternative, the building official, or other employee or official of this jurisdiction as designated by the governing body, may institute any other appropriate action to prevent, restrain, correct or abate the violation.



- (A.) All buildings or structures which are unsafe, unsanitary, unfit for human habitation, not provided with adequate egress, or which constitute a fire hazard, otherwise dangerous to human life or which constitute a hazard to the safety, health or welfare of the public, by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment, are considered unsafe buildings.
- (B.) All buildings regardless of its structural condition, which are unoccupied by its owners, lessees, or other invitees and are unsecured or inadequately secured from unauthorized entry to the extent that it could be entered or used by uninvited persons as a place of harborage or could be entered or used by children or otherwise constitute a danger to the public are considered unsafe buildings.

#### **§ 154.064 VIOLATIONS.**

- ~~—(A) Unlawful acts. It shall be unlawful for a person, firm or corporation to be in conflict with or in violation of any of the provisions of this code.~~
- ~~—(B) Notice of violation. The Building Inspector shall serve a notice of violation or order in accordance with § 150.065.~~
- ~~—(C) Prosecution of violation. Any person failing to comply with a notice of violation or order served in accordance with § 150.065 shall be deemed guilty of a misdemeanor, and the violation shall be deemed a strict liability offense. If the notice of violation is not complied with, the code official shall institute the appropriate proceeding at law or in equity to restrain, correct or abate such violation, or to require the removal or termination of the unlawful occupancy of the structure in violation of the provisions of this code or of the order or direction made pursuant thereto. Any action taken by the authority having jurisdiction on such premises shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.~~
- ~~—(D) Violation penalties. Any person who shall violate a provision of this code, or fail to comply therewith, or with any of the requirements thereof, shall be prosecuted within the limits provided by state or local laws. Each day that a violation continues after due notice has been served shall be deemed a separate offense.~~
- ~~—(E) Abatement of violation. The imposition of the penalties herein prescribed shall not preclude the legal officer of the jurisdiction from instituting appropriate action to restrain, correct or abate a violation, or to prevent illegal occupancy of a building, structure or premises, or to stop an illegal act, conduct, business or utilization of the building, structure or premises.~~

#### **§150.065 MINIMUM BUILDING STANDARDS ADOPTED.**

Any building or structure whose condition has deteriorated or is operated or maintained in violation of the minimum standards for the continued use and occupancy of all types of buildings and structures within the city, as adopted and established in this chapter, is hereby subject to investigation by the building official or designated employee in accordance with



Article 18.05 of the Texas Code of Criminal Procedure and may be deemed to be substandard and a hazard to the public health, safety and/or welfare by the building official or employee thereof, building standards commission, municipal court or District Court of Grayson County, Texas.

**~~§ 150.065 NOTICES AND ORDERS.~~**

~~—(A) Notice to person responsible. Whenever the Building Inspector determines that there has been a violation of this code or has grounds to believe that a violation has occurred, notice shall be given in the manner prescribed in division (B) and (C) of this section to the person responsible for the violation as specified in this code. Notices for condemnation procedures shall also comply with § 150.066.~~

~~—(B) Form. Such notice prescribed in division (A) of this section shall be in accordance with all of the following:~~

~~—(1) Be in writing.~~

~~—(2) Include a description of the real estate sufficient for identification.~~

~~—(3) Include a statement of the violation or violations and why the notice is being issued.~~

~~—(4) Include a correction order allowing a reasonable time to make the repairs and improvements required to bring the dwelling unit or structure into compliance with the provisions of this code.~~

~~—(5) Inform the property owner of the right to appeal.~~

~~—(6) Include a statement of the right to file a lien in accordance with § 150.064(C).~~

~~—(C) Method of service. Such notice shall be deemed to be properly served if a copy thereof is:~~

~~—(1) Delivered personally;~~

~~—(2) Sent by certified or first-class mail addressed to the last known address; or~~

~~—(3) If the notice is returned showing that the letter was not delivered, a copy thereof shall be posted in a conspicuous place in or about the structure affected by such notice.~~

~~—(D) Penalties. Penalties for noncompliance with orders and notices shall be as set forth in § 150.064(D).~~

~~—(E) Transfer of ownership. It shall be unlawful for the owner of any dwelling unit or structure who has received a compliance order or upon whom a notice of violation has been served to sell, transfer, mortgage, lease or otherwise dispose of such dwelling unit or structure to another until the provisions of the compliance order or notice of violation have been complied with, or until such owner shall first furnish the grantee, transferee, mortgagee or lessee a true copy of any compliance order or notice of violation issued by the Building Inspector and shall furnish to the Building Inspector a signed and notarized statement from the grantee, transferee, mortgagee or lessee, acknowledging the receipt of such compliance order or notice of violation and fully accepting the responsibility without condition for making the corrections or repairs required by such compliance order or notice of violation.~~

**§150.066 BUILDING AND STANDARDS COMMISSION**

- (A.) Appointment. The Building Standards Commission is hereby created and shall consist of the members of the Board of Adjustment. Persons appointed to the Zoning Board of Adjustment shall also automatically be appointed to the Building and Standards Commission. The Zoning Board of Adjustment shall not assume or perform any duties or responsibilities of the Building and Standards Commission, nor shall the Building and Standards Commission assume or perform any duties or responsibilities of the Zoning Board of Adjustment, each such board being separate and distinct boards. Members must be residents of the city. Their appointment is for a term of two years or until replacements are appointed and qualified.
- (B.) Functions, Powers, and Duties. The Building and Standards Commission may:
- (1) Order the repair, within a fixed period, of buildings found to be in violation of an ordinance;
  - (2) Declare a building substandard in accordance with the powers granted by this article;
  - (3) Order, in an appropriate case, the immediate removal of persons or property found on private property, enter on private property to secure the removal if it is determined that conditions exist on the property that constitute a violation of an ordinance, and order action to be taken as necessary to remedy, alleviate, or remove any substandard building found to exist;
  - (4) Issue orders or directives to any peace officer of the state, including a sheriff or constable or the chief of police of the municipality, to enforce and carry out the lawful orders or directives of the commission panel;
  - (5) Determine the amount and duration of the civil penalty the city may recover;
  - (6) Exercise all powers and duties as authorized by the Texas Local Government Code, Chapter 54, Subchapter C, as amended.

**~~§ 150.066 UNSAFE STRUCTURES AND EQUIPMENT.~~**

- ~~—(A)— General. When a structure or equipment is found by the Building Inspector to be unsafe, or when a structure is found unfit for human occupancy, or is found unlawful, such structure shall be condemned pursuant to the provisions of this code.~~
- ~~—(B)— Unsafe structures. An unsafe structure is one that is found to be dangerous to the life, health, property or safety of the public or the occupants of the structure by not providing minimum safeguards to protect or warn occupants in the event of fire, or because such structure contains unsafe equipment or is so damaged, decayed, dilapidated, structurally~~



~~unsafe or of such faulty construction or unstable foundation, that partial or complete collapse is possible.~~

~~—(C) Unsafe equipment. Unsafe equipment includes any boiler, heating equipment, elevator, moving stairway, electrical wiring or device, flammable liquid containers or other equipment on the premises or within the structure which is in such disrepair or condition that such equipment is a hazard to life, health, property or safety of the public or occupants of the premises or structure.~~

~~—(D) Structure unfit for human occupancy. A structure is unfit for human occupancy whenever the Building Inspector finds that such structure is unsafe, unlawful or, because of the degree to which the structure is in disrepair or lacks maintenance, is unsanitary, vermin or rat infested, contains filth and contamination, or lacks ventilation, illumination, sanitary or heating facilities or other essential equipment required by this code, or because the location of the structure constitutes a hazard to the occupants of the structure or to the public.~~

~~—(E) Closing of vacant structures. If the structure is vacant and unfit for human habitation and occupancy, and is not in danger of structural collapse, the Building Inspector is authorized to post a placard of condemnation on the premises and order the structure closed up so as not to be an attractive nuisance. Upon failure of the owner to close up the premises within the time specified in the order, the Building Inspector shall cause the premises to be closed and secured through any available public agency or by contract or arrangement by private persons and the cost thereof shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate and may be collected by any other legal resource.~~

~~—(F) Notice. Whenever the Building Inspector has condemned a structure or equipment under the provisions of this section, notice shall be posted in a conspicuous place in or about the structure affected by such notice and served on the owner or the person or persons responsible for the structure or equipment in accordance with § 150.065(C). If the notice pertains to equipment, it shall also be placed on the condemned equipment. The notice shall be in the form prescribed in § 150.065(B).~~

~~—(G) Placard. Upon failure of the owner or person responsible to comply with the notice provisions within the time given, the Building Inspector shall post on the premises or on defective equipment a placard bearing the word "Condemned" and a statement of the penalties provided for occupying the premises, operating the equipment or removing the placard.~~

~~—(H) Placard removal. The Building Inspector shall remove the condemnation placard whenever the defect or defects upon which the condemnation and placarding action were based have been eliminated. Any person who defaces or removes a condemnation placard without the approval of the Building Inspector shall be subject to the penalties provided by this code.~~



~~—(I) Prohibited occupancy. Any occupied structure condemned and placarded by the Building Inspector shall be vacated as ordered by the Building Inspector. Any person who shall occupy a placarded premises or shall operate placarded equipment, and any owner or any person responsible for the premises who shall let anyone occupy a placarded premises or operate placarded equipment shall be liable for the penalties provided by this code.~~

**§150.067 ADMINISTRATION AND ENFORCEMENT OF MINIMUM BUILDING STANDARDS**

(A.) Notice of Violation.

- (1) Whenever it is determined that there are reasonable grounds to believe that there has been a violation of any provision of this article or of any rule or regulation adopted pursuant thereto, notice of such alleged violation shall be given to the owner, lienholder, or mortgagee and such alleged violations shall constitute a nuisance.
- (2) The notice shall contain:
  - i. The date, time, and location of the hearing before the building standards commission; and
  - ii. A statement that the owner, lienholder, or mortgagee will be required to submit proof, at the hearing, of any work that may be required to comply with the ordinance and the time it will take to reasonably perform the work.
  - iii. Prior to conducting the hearing before the Building and Standards Commission, the city will make an effort to locate each lienholder and mortgagee having an interest in the building or in the property on which the building is located and give them a notice of and an opportunity to comment at the hearing.
  - iv. The city may file notice of the hearing in the official public records of real property in Grayson County.

(B.) Building and Standards Commission Hearing.

- (1) The Building and Standards Commission will require the owner, lienholder, or mortgagee of the building to within 30 days:
  - i. secure the building from unauthorized entry, and
  - ii. to repair, remove, or demolish the building, whichever is applicable, unless the owner or lienholder establishes at the hearing that the work cannot reasonably be performed within 30 days. The city will furnish a copy of the order to any lienholders or mortgagees in the event the owner fails to timely take the ordered action.
- (2) The Building and Standards Commission may allow the owner, lienholder, or mortgagee more than 30 days to repair, remove or demolish the building.

However, if the Building and Standards Commission allows the owner, lienholder, or mortgagee more than 30 days to repair, remove or demolish the building, the Building and Standards Commission shall establish specific time schedules, as determined by the Building and Standards Commission, in consultation with the city building official or his designee, for the commencement and performance of the work and shall require the owner, lienholder, or mortgagee to secure the property in a reasonable manner from unauthorized entry while the work is being performed. The city will furnish a copy of the order to any lienholders or mortgagees in the event the owner fails to timely take the ordered action.

- (3) The Building and Standards Commission may not allow the owner, lienholder, or mortgagee more than 90 days to repair, remove, or demolish the building or to fully perform all work required to comply with the order unless at the hearing the owner, lienholder, or mortgagee submits:
- i. a detailed plan and time schedule for the work, and
  - ii. establishes that the work cannot reasonably be completed within 90 days because of the scope and complexity of the work.

- (4) If the Building and Standards Commission allows the owner, lienholder, or mortgagee more than 90 days to complete any part of the work required to repair, remove, or demolish the building, the Building and Standards commission shall require the owner, lienholder, or mortgagee to regularly submit progress reports to the city building official to demonstrate that the owner, lienholder, or mortgagee has complied with the time schedules established for commencement and performance of the work. The city will furnish a copy of the order to any lienholders or mortgagees in the event the owner fails to timely take the ordered action.

- (5) Burden of Proof. In the hearing to determine whether a building complies with the standards set out in the minimum building standards code, the owner, lienholder, or mortgagee has the burden of proof to demonstrate the scope of any work that may be required to comply with the minimum building standards code and the time it will take to reasonably perform the work.

- (C.) Procedure After Building and Standards Commission Hearing. After the hearing before the Building and Standards Commission the city shall deliver a copy of the order by personal delivery or by certified mail, return receipt requested, to the record owners of the affected property and to any lienholder or mortgagee of the affected property. Within ten days after the date the order from the Building and Standards Commission is issued the city will:

- (1) File a copy of the order in the office of the city secretary; and



- (2) Publish in the city's official newspaper a notice containing:
- i. The street address or legal description of the property;
  - ii. The date of the hearing;
  - iii. A brief statement indicating the results of the hearing or order; and
  - iv. Instructions stating where a complete copy of the order may be obtained.

(D.) Enforcement.

- (1) After the expiration of the time granted by the Building and Standards Commission for the repair, removal, securing, demolition of a building, or the relocation of occupants of a building, whichever is applicable, the city will either:
- i. Refer the building to municipal court for criminal prosecution; or
  - ii. Vacate, secure, remove, or demolish the building, or relocate the occupants, whichever is applicable, and assess the expenses against the property on which the building is located unless it is homestead property protected by the Texas Constitution; or
  - iii. Repair the building and assess the expenses on the land on which the building stands or to which it is attached; or
  - iv. Assess a civil penalty against the property owner for failure to repair, remove, or demolish the building.
- (2) The city will not repair residential buildings with 11 or more dwelling units.
- (3) The Building and Standards Commission by order, may assess and recover a civil penalty against the property owner in an amount not to exceed \$1,000.00 per day for each violation or, if the owner shows that the property is the owner's lawful homestead, in an amount not to exceed \$10.00 per day for each violation, if the city proves:
- i. The property owner was notified of the requirements of this article; and
  - ii. After notification, the property owner committed an act in violation of this article or failed to take an action necessary for compliance with this article.
- (4) Effect of Notice to Mortgagee and Lienholders. If the notice is given and the opportunity to relocate the tenants of the building or to repair, remove, or demolish the building is afforded to each mortgagee and lienholder as authorized in this Article, the lien is a privileged lien subordinate only to tax liens.

(E.) Notice and Right to Secure Substandard Structures.

- (1) The city may secure a building the city determines violates the minimum standards set forth in the minimum building standards code and is

unoccupied or is occupied only by persons who do not have a right of possession to the building.

- (2) Before the eleventh day after the date the building is secured, the city will give notice to the owner of the building by either:
  - i. Personally serving the owner with written notice; or
  - ii. Depositing the notice in the United States mail addressed to the owner at the owner's post office address; or
  - iii. If personal service cannot be obtained and the owner's post office address is unknown:
    - a. Publishing the notice at least twice within a ten-day period in the official newspaper of the city; or
    - b. Posting the notice on or near the front door of the building.
- (3) The notice will contain:
  - i. An identification of the building and the property on which it is located; and
  - ii. A description of the violation of the minimum building standards code standards that is present at the building; and
  - iii. A statement that the city will secure or has secured, as the case may be, the building; and
  - iv. The owner's right to request a hearing about any matter relating to the city's securing of the building.
- (4) If, within 30 days after the date the city secures a building secured as provided in this sub-section, the owner files with the city a written request for a hearing, the Building and Standards Commission will conduct a hearing at which the owner may testify or present witnesses or written information about any matter relating to the city's securing of the building.
- (5) The building standards commission will conduct the hearing within 20 days after the date the request is filed.
- (6) After the hearing relating to the city's securing of the building, or the expiration of the time allowed for the owner to request a hearing and no hearing has been requested, the city will mail by certified mail, return receipt requested, a copy of the order to the owner of the building and to any lienholder or mortgagee of the building. Within ten days after the date the order from the Building and Standards Commission is issued the city will:
  - i. File a copy of the order in the office of the city secretary; and
  - ii. Publish in the city's official newspaper a notice containing;
  - iii. The street address or legal description of the property;
  - iv. The date of the hearing;
  - v. A brief statement indicating the results of the hearing or order; and



- vi. Instructions stating where a complete copy of the order may be obtained.
- (7) The city may assess the expenses incurred to secure a building pursuant to this sub-section against the property on which the building is located unless it is homestead property protected by the Texas Constitution.
- (8) Demolition regulations extended to cover site clearance, leveling, and grading. In addition to the building regulations contained in this article, the regulations concerning the demolition of buildings and permits therefore are extended to cover and include the grading and leveling and clearance of the site of the demolition where the removal of structures makes such grading, leveling or clearance necessary, or where such grading, leveling or clearance is necessary to protect adjacent property for the public safety.

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~~§ 150.067 EMERGENCY MEASURES.~~

~~—(A) Imminent danger. When, in the opinion of the Building Inspector, there is imminent danger of failure or collapse of a building or structure which endangers life, or when any structure or part of a structure has fallen and life is endangered by the occupation of the structure, or when there is actual or potential danger to the building occupants or those in the proximity of any structure because of explosives, explosive fumes or vapors or the presence of toxic fumes, gases or materials, or operation of defective or dangerous equipment, the Building Inspector is hereby authorized and empowered to order and require the occupants to vacate the premises forthwith. The Building Inspector shall cause to be posted at each entrance to such structure a notice reading as follows: "This Structure Is Unsafe and Its Occupancy Has Been Prohibited by the Building Inspector." It shall be unlawful for any person to enter such structure except for the purpose of securing the structure, making the required repairs, removing the hazardous condition or of demolishing the same.~~

~~—(B) Temporary safeguards. Notwithstanding other provisions of this code, whenever, in the opinion of the Building Inspector, there is imminent danger due to an unsafe condition, the Building Inspector shall order the necessary work to be done, including the boarding up of openings, to render such structure temporarily safe whether or not the legal procedure herein described has been instituted; and shall cause such other action to be taken as the Building Inspector deems necessary to meet such emergency.~~

~~—(C) Closing streets. When necessary for public safety, the Building Inspector shall temporarily close structures and close, or order the authority having jurisdiction to close, sidewalks, streets, public ways and places adjacent to unsafe structures, and prohibit the same from being utilized.~~

~~—(D) Emergency repairs. For the purposes of this section, the Building Inspector shall employ the necessary labor and materials to perform the required work as expeditiously as possible.~~

~~—(E) Costs of emergency repairs. Costs incurred in the performance of emergency work shall be paid by the jurisdiction. The legal counsel of the jurisdiction shall institute appropriate action against the owner of the premises where the unsafe structure is or was located for the recovery of such costs.~~

~~—(F) Hearing. Any person ordered to take emergency measures shall comply with such order forthwith. Any affected person shall thereafter, upon petition directed to the Council, be afforded a hearing as described in this code.~~

~~§ 150.068 MEANS OF APPEAL.~~

~~—(A) General procedures. Any person directly affected by a decision of the Building Inspector or a notice or order issued under this code shall have the right to appeal to the City Council, provided that a written application for appeal~~



is filed within 20 days after the day the decision, notice or order was served. An application for appeal shall be based on a claim that the true intent of this code or the rules legally adopted thereunder have been incorrectly interpreted; the provisions of this code do not fully apply, or the requirements of this code are adequately satisfied by other means. Building Inspector shall set the matter for hearing before the Council. Notice of the date, hour and place of the hearing shall be posted and published in the newspaper at least ten days prior to the meeting and shall order all interested parties who desire to be heard to appear and show cause, if any they have, why the building or structure, or portion thereof, involved in the proceedings should not be repaired, vacated and repaired, or demolished.

~~—(B) Open hearing. Hearings shall be open to the public. The appellant, the appellant's representative, the Building Inspector and any person whose interests are affected shall be given an opportunity to be heard.~~

~~—(C) Council decision. The Council shall modify or reverse the decision of the Building Inspector only by a concurring vote of a majority of the Council. If, from a full and fair consideration of the evidence and testimony received at the hearing, the City Council shall determine that the building or structure, or any portion thereof, is unsafe and a public nuisance, then it shall deny the appeal and issue an order, certified by the City Clerk:~~

~~—(1) That the building or structure must be repaired, vacated and repaired, or demolished;~~

~~—(2) Particulars which render the building or structure unsafe and a public nuisance and the things required to be done;~~

~~—(3) Specify the time within which the work required must be commenced, which shall not be less than ten days after the issuance of the order;~~

~~—(4) Specify a reasonable time within which the work shall be completed.~~

~~—(D) Records and copies. The decision of the Council shall be recorded. Copies shall be furnished to the appellant and to the Building Inspector. The Building Inspector shall cause copies of the order rendered to be posted on the building or structure involved and served in the manner upon the persons specified in § 150.065.~~

~~—(E) Stays of enforcement. Appeals of notice and orders (other than imminent danger notices) shall stay the enforcement of the notice and order until the appeal is heard by the Council.~~

#### **§ 150.069 FAILURE TO COMPLY WITH ORDERS.**

~~—(A) The owner or other person having charge and control over any building or structure determined by the Building Inspector or, upon appeal, by the City Council to be unsafe and a public nuisance who shall fail to comply with any order to repair, vacate and repair, or demolish such building or structure, or any portion thereof, shall be punished as provided in § 10.99.~~

~~—(B) The occupant or lessee in possession who fails to comply with any order to vacate any building or structure, or any portion thereof, in accordance with any order given as provided for in this subchapter, shall be punished as provided in § 10.99.~~

~~—(C) Action by city:~~

~~—(1) Authority to vacate or demolish. Whenever an order to repair, vacate and repair, or demolish any building or structure, or any portion thereof, has not been complied with within the time set by the City Council, the city shall have the power, in addition to any other remedy herein provided, to:~~

~~—(a) Cause the building or structure ordered to be repaired to be vacated until such time as the necessary repairs have been made. No person shall thereafter occupy or permit to be occupied any such building until and unless the necessary repairs have been made and the Building Inspector has approved same and issued a certificate of occupancy for such building or structure.~~

~~—(b) Request the Building Inspector to cause the building or structure to be demolished, and the land restored to a reasonable clear and level condition, including the filling of any excavation to the finished grade of the surrounding area. The demolition of any building or structure, and the sale of the materials thereof, shall be by a contract conforming to all applicable state and federal bidding laws. The Building Inspector may sell any such building or structure singly or otherwise. Any proceeds from the sale of any building or structure, or group of buildings or structures, over and above the cost of demolition, and cleaning the site, shall be retained to be distributed to the parties or persons lawfully entitled thereto.~~



~~—(2) Report of demolition. Upon completion of the demolition of any building or structure, or any portion thereof, under this section, the Building Inspector shall cause to be prepared and filed with the City Council a report specifying:~~

~~—(a) The work done;~~

~~—(b) The cost of the work and incidental expenses;~~

~~—(c) A description of the real property upon which the building or structure was located;~~

~~—(d) The names and addresses of the persons entitled to notice pursuant to § 150.065; and~~

~~—(e) The assessment against each lot or parcel or land proposed to be levied to pay the cost thereof.~~

~~—(f) Any such report may include demolition work on any number of buildings or structures on any number of parcels of property, whether contiguous to each other or not. The term INCIDENTAL EXPENSES shall include, but not be limited to, the expenses and costs of the city in preparation of notices, specifications and contracts, inspection of the work, and the costs of printing and making required hereunder.~~

~~—(3) Hearing on report and assessment of costs:~~

~~—(a) Upon filing of the report of the Building Inspector, the City Council shall, by resolution, fix the day, hour and place when it will hear and pass upon the report, together with any objections or protests which may be raised by demolition, and any other interested persons. At least ten days before the date set for the hearing, the Building Inspector shall cause copies of his or her report and notice of the filing of his or her reports and of the day, hour and place when the City Council will hear and pass upon the report, and any objections or protests thereto, to be posted and served in the manner and upon the persons specified in § 150.065. A copy of the notice shall be published once at least ten days prior to the date set for the hearing in the official newspaper of the city.~~

~~—(b) Any person interested in and affected by the proposed assessment may file written protests or objections with the City Clerk at any time prior to the hour set for the hearing on the report of the City Superintendent. Each such protest or objection must contain a description of the property in which the signer thereof is interested and grounds of such protest or objection. Upon the day and hour fixed for the hearing, the City Council shall hear and pass upon the report of the Building Inspector, together with any objections or protests which may be raised by any of the property owners liable to be assessed for the cost of the demolition and other interested persons. The Council may make such revisions, corrections or modifications in the report as it may deem just, and the report as submitted or as revised, corrected and modified, together with the assessment, the report and the assessment and all protests or objections shall be final and conclusive. The City Council may adjourn the hearings from time to time.~~

~~—(4) Contest of assessment. The validity of any assessment levied under the provisions of this section shall not be contested in any action or proceeding unless the same is commenced within 30 days after the assessment is confirmed.~~

~~—(5) Assessment as lien on property:~~

~~—(a) The amount of the cost of abating such nuisance upon lots or parcels of land, including incidental expenses, as confirmed by the City Council, shall constitute special assessments against the respective lots or parcels of land, and as thus made and confirmed shall constitute a lien on such property for the amount of such assessments, respectively, until paid. Such lien shall, for all purposes, take priority, until paid. Such lien shall, for all purposes, take priority over all other liens except tax liens or paving assessment liens.~~

~~—(b) Within a reasonable length of time after the special assessment liens are created by action of the City Council under this section, the City Clerk shall cause a certified copy of such special assessment lien to be filed with the County Clerk in the deed records of Grayson County. Such special assessment liens shall bear interest at the rate of 8% per annum from the date of filing of the same with the County Clerk and such lien shall be collected in the same manner as other assessment liens are collected under the laws of the state.~~

#### ~~§ 150.070 REMOVAL OF ORDERS OR NOTICES POSTED.~~

~~—Any person who removes any notice or order posted as required in this subchapter shall be punished as provided in § 10.99.~~



~~§ 150.071 INTERFERING WITH ENFORCEMENT OF SUBCHAPTER.~~

~~It shall be unlawful for any person to obstruct, impede or interfere with any officer, agent or employee of the city or with any person who owns or holds any estate or interest in any building or structure, or any portion thereof, which has been ordered to be repaired, vacated and repaired, or demolished, or with any person to whom such building or structure has been lawfully sold pursuant to the provisions of this subchapter, whenever any such officer, agent, employee, purchaser or person having an interest or estate in such building or structure is engaged in repairing, vacating and repairing, or demolishing any such building or structure pursuant to the provisions of this subchapter, or in performing any necessary act preliminary to or incidental to such work, or authorized or directed pursuant thereto.~~

**SECTION 3.** All provisions of the Ordinances of the City of Whitesboro, Texas, in conflict with the provisions of this Ordinance be, and the same are hereby amended and repealed, and all other provisions of the Ordinances of the City not in conflict with the provisions of this ordinance shall remain in full force and effect.

**SECTION 4.** If any article, paragraph or subdivision, clause or provision of this Ordinance shall be judged invalid or held unconstitutional, the same shall not affect the validity of this Ordinance as a whole or any part or provision thereof, other than the part so decided to be valid or unconstitutional.

**SECTION 5.** An offense committed before the effective date of this Ordinance is governed by prior law and the provisions of the Ordinances of the City of Whitesboro, as amended, in effect when the offense was committed and the former law is continued in effect for this purpose

**SECTION 6.** Any person, firm or corporation violating any of the provisions or terms of this Ordinance shall be subject to the same penalty as provided for in the Code of Ordinances, as amended, and upon conviction in the municipal court shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each offense, and each and every day such violation shall continue shall be deemed to constitute a separate offense.

**SECTION 7.** This ordinance shall take effect immediately from and after the publication of its caption, as the law in such cases provides.

**DULY PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF WHITESBORO, TEXAS ON THIS THE \_\_\_\_ DAY OF APRIL, 2024.**

**APPROVED:**

\_\_\_\_\_  
David Blaylock, Mayor

**ATTEST:**

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Teresa Nino, City Secretary

**APPROVED AS TO FORM:**

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Courtney Goodman-Morris, City Attorney  
4880-0016-9392, v. 1



## Agenda Background

**Agenda Item:** Discussion only on the HOME Program.

**Date:** April 2, 2024

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In discussing the Property Maintenance Code, Dalton inquired about the people who fall in between. For example, the person who is retired or disabled and cannot afford or capable of needed repairs for issues that are safety related. These people would like to have their homes and property up to code but just do not have the means. I gave Dalton permission to work down this idea. He came back with options that we would like to discuss with you. Dalton will discuss in more detail at the meeting.

1. There is a program that will provide up to \$50,000 to a home owner for repairs to their home. They apply through the United States Department of Agriculture (USDA). Our request is to add the link to the program with a synopsis to our website. We would direct people to the website where they can obtain the information.
2. The second program is a grant program for home owners with clear title and deeds to their home. This program would require the city to facilitate the application process to the USDA, inspect the home, and keep \$40,000 earmarked in the bank account for this program. Due to the additional workload this would create, I would like to hire a contractor, such as Grant Works, to perform this responsibility for staff. The cost of Grant Works can be facilitated into the cost of the grant.
3. Finally, this is a very new thought and we are still processing some of the particulars. However, some of the residents do not have a major need but more of a minor need for repairs that could be code violations or just a safety need; such as a wheelchair ramp. We would like to start up a community work day where we can identify the needs with the churches and Your Neighbors House, gather volunteers and perform simple non-permit required, repairs to a home for a person in need. We would build the qualifiers and build a committee to help facilitate donations of time, materials, and more for the day. Maybe this can be done no less than once a year.





## Agenda Background

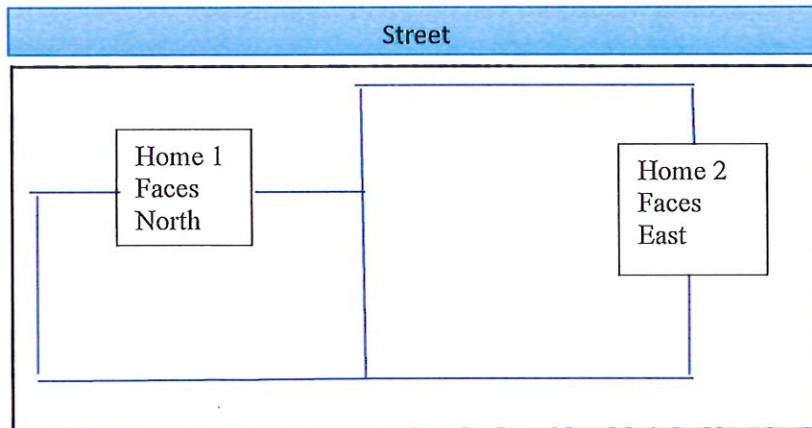
**Agenda Item:** Discussion only on an amendment to the Whitesboro Code of Ordinance Chapters 150 Building Regulations and 154 Zoning regarding building setbacks.

**Date:** April 2, 2024

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The current Code of Ordinance Chapter 150 Building Codes and Chapter 154 Zoning address many issues regarding building setback regulations for the different zoning districts. The previous changes discussed to Chapter 150 Building Regulations do not interfere with this amendment. The changes made here would make the building of a structure easier, allow requirements for visible intersections and require the Key lots to be more aesthetically appealing.

### Key Lot



The current build line setbacks are 25 feet from the front of the Property line. Some homes have a ten-foot right-of-way between their curb and the property line. This means they have to be 35 feet from the curb. Then there is a 25-foot back yard setback. This means 60 feet of the property is unbuildable front to back. For a 40-foot home the lot will have to be 100-feet deep. Staff is requesting to shorten the front yard and back yard setbacks. This can be done by rewording the ordinance to read 25 feet from the curb and a 20-foot back yard setback. This gives the builder/property owner an additional 15 feet to work with by making 45 feet of the property unbuildable front to back. For a 40-foot home the lot will have to be 85-feet deep.

#### **§ 150.004 SET-BACKS.**

(A) From the date of passage of this section, no dwelling or structure constructed in a residential area or district shall be constructed closer to the street than the set-back line provided for on the plat of said addition, or if the plat of said addition does not provide for same, then no dwelling or structure shall be constructed no closer than 25 feet from the front **curb** lot line.

(B) No dwelling or structure shall be constructed closer than five feet from the side lines, ~~except on a corner lot, then no building shall be constructed closer than ten feet from said lot lines adjoining said street.~~

(C) No dwelling shall be constructed whereby there shall exist less than a minimum of **20** feet from the rear foundation thereof to the back lot line.

**(D) In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.**

(E) For an exception to this section to be granted on application for a building permit, a hearing shall be had with a minimum of ten days' notice to adjoining property owners to appear at such hearing before the City Council to present their objections thereto.

(F) Penalty. Those persons, individuals or corporate owners that violate this section shall be guilty of a misdemeanor and shall be fined in a sum not to exceed \$200 and each day in violation thereof shall be deemed a separate offense.

(Ord. 451, passed 3-4-68)

#### **§ 154.001 DEFINITIONS.**

Add the definition of a Key Lot – A corner lot that is designed so that the lots located directly behind it face the side street of the corner lot and are not separated by an alley.

#### **§ 154.022 R-1 RESIDENTIAL DISTRICT.**

(A) General description. The principal use of land is for single-family dwellings and related recreational, religious and educational facilities normally required to provide an orderly and attractive residential area. These residential areas are intended to be defined and protected from the encroachment of uses which are not appropriate to residential environment.

(B) Uses permitted. In the R-1 Residential District, no building or land shall be used and no building shall be hereinafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

- (1) Single-family buildings and accessory uses thereto;

(2) Public and private parks, libraries, schools, nurseries, public uses, accessory uses thereto;

(3) Churches and accessory uses thereto;

(4) Identification signs; and

(5) Home occupations subject to the following conditions:

(a) The home occupation is conducted entirely within a dwelling unit which is the bona fide residence of the practitioner(s) or entirely within only one accessory building (not to include a driveway, yard or outside area).

(b) No person, not a family member who resides in the dwelling unit, may participate in the home occupation on the premises.

(c) The lot and the dwelling maintain their residential character. Neither the interior nor the exterior of the dwelling shall be structurally altered so as to require compliance with nonresidential construction codes to accommodate the home occupation. No additional buildings shall be added on the property to accommodate the home occupation.

(d) The home occupation does not generate customer-related vehicular traffic in excess of two vehicles at any one time and a total of five vehicles per 24-hour day in the residential neighborhood.

(e) No equipment or materials associated with the home occupation are displayed or stored where visible from anywhere off the premises.

(f) The occupation produces no external noise, vibration, smoke, dust, odor, heat, electrical interference or waste runoff outside the dwelling unit or on the property surrounding the dwelling unit.

(C) *Building regulations.*

(1) In the R-1 Residential District no residence shall be constructed with habitable building area of less than 1,100 square feet.

(2) No building shall be constructed unless paved areas on the lot on which the building is placed, either covered or uncovered or enclosed or otherwise, is a minimum of 800 square feet.

(3) No building shall be constructed on a lot which does not make provisions for space for the above uses plus an area equal to twice the area of the building for playgrounds, gardens, landscaping and patios, nor shall a residence be constructed on land where the density of the block, plot or subdivision exceeds five dwellings per gross acre.

(D) *Area regulations.*

(1) In the R-1 Residential District lots shall have a minimum width adjacent to the street of 75 feet.



(2) In the R-1 Residential District no dwelling shall be constructed closer than 25 feet from the front ~~curb~~ lot line; 25 ~~20~~ feet from the back lot line; and no closer than five feet from the side lines, ~~except on a corner lot, then no building shall be constructed closer than ten feet from said lot lines adjoining said street.~~

(3) ~~In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.~~

(4) Unattached buildings of accessory use may be located in the rear yard of a main building no closer than five feet from the side lot lines and no closer than five feet from the back lot line.

(E) *Sign regulations.* In the R-1 Residential District, no permanent sign shall be constructed larger than two square feet in area with the exception of a church bulletin board or sign, not exceeding 32 square feet in area, located on the same lot with the church building. No temporary sign shall be constructed larger than four square feet in area. No sign shall be lighted or animated, or fluorescent, or phosphorescent except traffic signs, street signs and house numbers may be lighted, fluorescent, or phosphorescent provided the colors are not red, amber or flashing. The maximum height to the top of signs shall be six feet. No sign shall be placed on the ground, rocks, trees, tree stump or other natural objects.

(Ord. 927, passed 4-12-05; Am. Ord. 1168, passed 3-9-21; Am. Ord. 1184, passed 1-11-22; Am. Ord. 1187, passed 5-26-22) Penalty, see § [154.999](#)

#### **§ 154.023 R-2 RESIDENTIAL DISTRICT.**

(A) *General description.* The principal use of land is for higher density single-family dwellings and related recreational, religious and educational facilities normally required to provide an orderly and attractive residential area. These residential areas are intended to be defined and protected from the encroachment of uses which are not appropriate to residential environment.

(B) *Permitted uses.* In the R-2 Residential District, no building or land shall be used and no building shall be hereafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

(1) Single-Family Residential dwellings and accessory uses thereto;

(2) Home occupations;

(3) Professional buildings and accessory uses where services are sold and no product nor article is sold or offered. Such services may include architects, engineers, realtors, accountants, lawyers, artists, veterinarians, physicians, morticians and others as approved;

(4) Pharmacies, clinics, hospitals, churches, public and private schools, funeral homes, parks, playgrounds, libraries, nurseries, public uses and accessory uses thereto; and

(5) Identification signs.

(C) *Building regulations.*

(1) In the R-2 Residential District no building shall be constructed with a habitable building area of less than 1,000 square feet.

(2) No building shall be constructed unless paved areas on the lot on which the building is placed, either covered or uncovered or enclosed or otherwise, is a minimum of 800 square feet.

(3) No building shall be constructed unless an area, equal to the area of habitable buildings, is provided for playgrounds, gardens, landscaping and patios.

(D) *Area regulations.*

(1) In the R-2 Residential District lots shall have a minimum width adjacent to the street of 60 feet.

(2) In the R-2 Residential District no dwelling shall be constructed closer than 25 feet from the front ~~curb~~ lot line; 25 ~~20~~ feet from the back lot line; and no closer than five feet from the side lines, ~~except on a corner lot, then no building shall be constructed closer than ten feet from said lot lines adjoining said street.~~

(3) **In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.**

(4) Unattached buildings of accessory use may be located in the rear yard of a main building no closer than five feet from the side lot lines and no closer than five feet from the back lot line.

(E) *Sign regulations.* No sign shall be erected larger than four square feet in area and no sign shall be animated, or lighted with red, amber or flashing lights. The maximum height to the top of signs shall be six feet. No sign shall be placed on the ground, rocks, trees, tree stump or other natural objects.

(Ord. 927, passed 4-12-05; Am. Ord. 1168, passed 3-9-21; Am. Ord. 1184, passed 1-11-22; Am. Ord. 1187, passed 5-26-22) Penalty, see § [154.999](#)

**§ 154.024 R-3 RESIDENTIAL DISTRICT.**

(A) *General description.* The principal use of land is for high density residential dwellings, manufactured homes, public facilities, accessory uses and other uses necessary to ensure the healthy and orderly development of the district.

(B) *Permitted uses.* In the R-3 Residential District, no building or land shall be used and no building shall be hereafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

(1) Residential dwellings and accessory uses thereto;



(2) Professional buildings, offices where services are sold including architects, engineers, lawyers, accountants, artists, veterinarians, physicians, realtors, and others as approved;

(3) Pharmacies, clinics, hospitals, churches, public and private schools, parks, playgrounds, libraries, nurseries, public uses and accessory uses thereto;

(4) Manufactured homes and accessory uses thereto; and

(5) Identification signs.

(C) *Building regulations.*

(1) In the R-3 Residential District, no building shall be constructed with a habitable building area of less than 800 square feet.

(2) No building shall be constructed or moved into the district unless paved areas on the lot on which the building is placed, either covered or uncovered or enclosed or otherwise, is a minimum of 600 square feet.

(3) No building shall be constructed or moved into the district unless an area equal to the area of the habitable building shall have been provided for playgrounds, gardens, landscaping and patios.

(D) *Manufactured homes (special use permit required).*

(1) All manufactured homes shall:

(a) **Be less than ten years old from the date of installation on the lot;** any used manufactured homes must be inspected before allowed within the city limits.

(b) Be connected to city water and sewer services.

(c) Have axle and hitch assembly removed at the time of placement on the foundation.

(d) Be totally skirted with metal, masonry, pressure treated wood, or other nondegradable material which is compatible with the design and exterior materials of the primary structure

(e) Have the frame supported by, and tied to, a foundation system capable of safely supporting the structure. A tie down and anchoring system separate and apart from the foundation ties shall be provided as recommended by the manufacturer, if different from the foundation ties.

(f) Have electrical power supply made from a meter installation on the structure, or from a permanent pedestal.

(2) Living area additions are permitted, provided they meet the minimum building setback requirements, have roof and siding material that is compatible with the primary structure and comply with the same structural standards as required of the primary structure.

(3) Patio and porch covers are permitted provided they cover an improved patio, deck, or porch and meet the minimum building setback requirements.

(E) *Area regulations.*

(1) In the R-3 Residential District lots shall have a minimum width adjacent to the street of 50 feet for single-family and 40 feet for manufactured homes.

(2) In the R-3 Residential District, no dwelling shall be constructed closer than 25 feet from the front ~~curb~~ lot line; 25 ~~20~~ feet from the back lot line; and no closer than five feet from the side lines, ~~except on a corner lot; then, no building shall be constructed closer than ten 20 feet from said lot lines adjoining said street.~~

(3) ~~In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.~~

(4) Unattached buildings of accessory use may be located in the rear yard of a main building no closer than five feet from the side lot lines and no closer than five feet from the back lot line.

(F) *Sign regulations.* No signs shall be constructed larger than four square feet, nor mounted with the top higher than six feet, nor lighted with red, amber or flashing lights. No sign shall be placed on the ground, rocks, trees, tree stump or other natural objects.

(Ord. 927, passed 4-12-05; Am. Ord. 1168, passed 3-9-21; Am. Ord. 1184, passed 1-11-22; Am. Ord. 1187, passed 5-26-22; Am. Ord. 1200, passed 11-1-22) Penalty, see § [154.999](#)

#### **§ 154.025 R-4 RESIDENTIAL DISTRICT.**

(A) General description. The principal use of land is for high density residential dwellings, multi-family dwellings, apartments, public facilities, accessory uses and other uses necessary to ensure the healthy and orderly development of the district.

(B) Permitted uses. In the R-4 Residential District, no building or land shall be used and no building shall be hereinafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

(1) Multi-family dwellings and apartments, and accessory uses thereto;

(2) Public and private parks and playgrounds;

(3) Public and private schools, libraries, and nurseries, nursery being defined as a place where children are temporarily cared for in their parents' absence; public uses, and churches; and

(4) Identification signs.

(C) *Building regulations.*



(1) In the R-4 Residential district, no building shall be constructed with a habitable building area of less than 800 square feet.

(2) No building shall be constructed or moved into the district unless paved areas on the lot on which the building is placed shall have been provided for parking of two and one-half spaces per unit.

(3) No building shall be constructed or moved into the district unless an area equal to one-fourth of the habitable building area shall have been provided for playgrounds, gardens, landscaping and patios with the placing of privacy fences to separate the adjoining land owners and apartment dwellers.

(D) *Area regulations.*

(1) In the R-4 Residential District lots shall have a minimum width adjacent to the street of 50 feet.

(2) In the R-4 Residential District, no dwelling shall be constructed closer than 25 feet from the front lot line; 25 ~~20~~ feet from the back lot line; and no closer than five feet from the side lines, ~~except on a corner lot, then no building shall be constructed closer than ten 20 feet from said lot lines adjoining said street.~~

(3) **In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.**

(4) Unattached buildings of accessory use may be located in the rear yard of a main building no closer than five feet from the side lot lines and no closer than five feet from the back lot line.

(E) *Sign regulations.* Identification signs shall be restricted to a maximum of four-square feet in area with a maximum height to the top of the sign shall be six feet. No sign shall be animated or lighted with red, amber or other colored flashing lights.

#### COMPARISON CHART OF RESIDENTIAL DISTRICTS

<b>Zoning District</b>	<b>Uses Allowed</b>	<b>Minimum Off-Street Parking</b>	<b>Minimum Building Area</b>	<b>Yard Area</b>
R-1	Single-family dwellings; public and private parks; libraries; schools; nurseries; public uses; churches; home occupations and accessory uses	800 square feet minimum	Not less than 1,100 square feet	Twice area of building

R-2	Residential dwellings; professional buildings where services are sold and no product or article is sold or offered for sale; pharmacies; clinics; hospitals; churches; public and private schools; parks; playgrounds; libraries; public uses	800 square feet minimum	Not less than 1,000 square feet	Equal to area of habitable building
R-3	Uses same as R-2 with addition of manufactured homes and duplexes	600 square feet minimum per dwelling unit	800 square feet	Equal to area of habitable building
R-4	Uses same as R-2 with addition of multi-family dwellings and apartments	2.5 spaces minimum per dwelling unit	Not less than 800 square feet	Equal to one-fourth the habitable building
R-5	Residential duplexes, townhomes, apartment building, and public and private schools, libraries, and nurseries, nursery being defined as a place where children are temporarily cared for in their parents' absence; public uses, and churches	2.5 spaces per unit for apartments 600 square feet minimum per duplex dwelling unit 800 square feet minimum per townhome unit For all other uses parking must comply with the B Business District requirements	Not less than 1100 square feet	Equal to one-fourth the habitable building for townhomes & apartment building Equal to area of habitable building Residential duplexes For all other uses yard area must comply with the B Business District requirements

(Ord. 927, passed 4-12-05; Am. Ord. 1168, passed 3-9-21; Am. Ord. 1187, passed 5-26-22; Am. Ord. 1200, passed 11-1-22) Penalty, see § [154.999](#)

#### **§ 154.026 B BUSINESS DISTRICT.**

(A) *General description.* This commercial business district is intended for the conduct of personal and business services and the general retail business of the community. Persons living in the community and in the surrounding trade territory require direct and frequent access. Traffic generated by the uses will be primarily passenger vehicles and only those trucks and commercial vehicles required for stocking and delivery of retail goods.

(B) *Permitted uses.* In the B Business District, no building or land shall be used and no building shall be hereafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

(1) Retail and wholesale sales when such sales are made or offered within the enclosure of buildings. Exceptions will be allowed to enclosure requirement when such sale is conducted by more than 50% of the commercial establishments in the district;

(2) Professional services, personal services, hospitals, clinics, funeral homes and pharmacies;

(3) Offices;

(4) Enclosed storage not involving flammable liquids or gasses;

(5) Auto and equipment repair and storage when enclosed;

(6) Public and private parking;

(7) Assembly uses;

(8) Churches, schools, parks, nurseries, nursing homes, public buildings and public uses;

(9) Private clubs no closer than 500 feet from another club or church;

(10) Newspaper plants and printing plants;

(11) Food manufacturing and processing not involving animals or animal processing;

(12) Multi-family dwellings, apartments, hotels, motels, boarding houses and lodging houses;

(13) Furniture manufacture and repair;

(14) Signs;

(15) Restaurants, cafes, coffee shops;

(16) Drive-in services;

(17) Commercial recreational facilities;

(18) Drinking and eating establishments;

(19) Live/work units (special use permit required);

(20) RV Parks (SUP required);

(21) Morticians; and

(22) Accessory uses to the above uses.

(C) *Building regulations.*

(1) In the B Business District, no building shall be constructed unless a paved area or areas are provided either covered or uncovered or enclosed or unenclosed or otherwise equal in area to items listed below in this section agreed for parking of vehicles within 600 feet of the lot upon which the building is placed.

(a) *General.* Off-street parking shall be provided in compliance with this chapter where any building is erected, altered, enlarged, converted or increased in size or capacity.

(b) *Parking space requirements.* Parking spaces shall be in accordance with divisions (b)1. through (b)4. below.

1. *Required number.* The off-street parking spaces required for each use permitted by this code shall be not less than that found in Table b.1 provided that any fractional parking space be computed as a whole space.

**Table b.1**

<i>USE</i>	<i>NUMBER OF PARKING SPACES REQUIRED</i>
<i>USE</i>	<i>NUMBER OF PARKING SPACES REQUIRED</i>
Assembly	1 per 300 gross square feet of Building Area
Health Club	1 per 100 gross square feet of Building Area
Hotel / Motel	1 per sleeping unit plus 1 per 500 square feet of common area
Industry	1 per 500 gross square feet of Building Area
Medical Office	1 per 200 gross square feet of Building Area
Office	1 per 300 gross square feet of Building Area
Restaurant	1 per 100 gross square feet of Building Area
Retail	1 per 200 gross square feet of Building Area
School	1 per 3.5 seats in assembly rooms plus 1 per faculty member
Warehouse	1 per 500 gross square feet of Building Area

2. *Combination of uses.* Where there is a combination of uses on a lot, the required number of parking spaces shall be the sum of that found for each use.

3. *Location of lot.* The parking spaces required by this code shall be provided on the same lot as the use or where the exclusive use of such is permitted on another lot not more than 500 feet (152 m) radially from the subject lot within the same or less-restrictive zoning district.

4. *Accessible spaces.* Accessible parking spaces and passenger loading zones shall be provided in accordance with the building code and the Texas Accessibility Standards (TAS). Passenger loading zones shall be designed and constructed in accordance with the Texas Accessibility Standards (TAS).

(c) *Parking stall dimension.* Parking stall dimensions shall be in accordance with divisions (c)1. and (c)2. below.

1. *Width.* A minimum width of nine feet (2743 mm) shall be provided for each parking stall.

**Exceptions:**

- a. Compact parking stalls shall be not less than eight feet (2438 mm) wide.
- b. Parallel parking stalls shall be not less than eight feet (2438 mm) wide.
- c. The width of a parking stall shall be increased ten inches (254 mm) for obstructions located on either side of the stall within 14 feet (4267 mm) of the access aisle.
- d. Accessible parking spaces shall be designed in accordance with Texas Accessibility Standards (TAS).

2. *Length.* A minimum length of 20 feet (6096 mm) shall be provided for each parking stall.

**Exceptions:**

- a. Compact parking stalls shall be not less than 18 feet (5486 mm) in length.
- b. Parallel parking stalls shall be not less than 22 feet (6706 mm) in length.

(d) *Design of parking facilities.* The design of parking facilities shall be in accordance with divisions (d)1. through (d)7. below.

1. *Driveway width.* Every parking facility shall be provided with one or more access driveways, the width of which shall be the following:

- a. Private driveways not less than nine feet (2743 mm).
- b. Commercial driveways:
  - i. Twelve feet (3658 mm) for one-way enter/ exit.
  - ii. Twenty-four feet (7315 mm) for two-way enter/exit.

2. *Driveway and ramp slopes.* The maximum slope of any driveway or ramp shall not exceed 20%. Transition slopes in driveways and ramps shall be provided in accordance with the standards set by the code official and the jurisdiction's engineer.

3. *Stall access.* Each required parking stall shall be individually and easily accessed. Automobiles shall not be required to back onto any public street or sidewalk to leave any parking stall where such stalls serve more than two dwelling units or other than residential uses. Portions of a public lot or garage shall be accessible to other portions thereof without requiring the use of any public street.

4. *Compact-to-standard stall ratio.* The maximum ratio of compact stalls to standard stalls in any parking area shall not exceed one compact stall to two standard stalls.

5. *Striping.* Parking stalls shall be striped.



**Exception:** A private garage or parking area for the exclusive use of a single-family dwelling.

6. *Lighting.* Lights illuminating a parking area shall be designed and located so as to reflect away from any street and adjacent property.

(2) All exterior walls of buildings shall be fire resistant construction.

(3) All new buildings erected or constructed and renovations or additions to existing buildings shall conform to this section upon any modifications to the façade or expansion of the building. A minimum of 100% of a building's total facade visible from the street shall utilize materials allowed by right or Special Use Permit.

(a) *Allowed by right.* Masonry and glass.

(b) *Allowed by Special Use Permit.* Materials or technologies not addressed or contemplated by these regulations may also be allowed by Special Use Permit, if such materials are consistent with the visual nature and quality of the masonry materials permitted herein. Additionally, franchise businesses with an established theme that has not been deviated from in any other jurisdiction may apply for a Special Use Permit to use a material not permitted in this section.

(c) *Trim materials.* Architectural metal, EIFS (exterior insulation and finish systems), wood, cementitious fiberboard may be utilized for window and door trim, fascia, or soffit. EIFS may be used as a trim material but shall not be used within six feet of the ground.

(d) Bright or fluorescent colors shall not be permitted on any building material without Special Use Permit.

(e) All facades of an individual building, multiple buildings in a shopping center, or integrated business development shall have architectural design, color, and materials that are compatible or consistent with an overall theme.

(4) *Masonry.* Masonry includes: Brick, stone, granite, marble, concrete block or other similar material constructed unit by unit and set in mortar. By definition, masonry does not include fiber cement siding or synthetic stucco.

(D) *Screening.* Screening shall be provided along the rear and/or side property lines of the B Business District when the area backs up to and/or sides to a residential district, or backs up to a public street. Such screening may consist of landscaping or fencing.

(E) *Site landscaping.*

(1) Landscaped area is defined as the improving of land and placing thereon live flowers, shrubs, trees or grasses, decorative fixtures such as fountains, water treatments, sculptures, retaining walls, berms, fences and specially treated walkways. These features shall be treated as going toward the calculation of total landscaped area. Required sidewalks and access sidewalks may not be included in the calculated landscaped area.



(2) All required landscaped open space shall be provided with adequate and inconspicuous irrigation systems and shall be properly maintained.

(3) Five percent of the lot area shall be maintained in landscaped open area in front of the building line. Also, if the parking and maneuvering space exceeds 20,000 square feet, at least 5% of such space shall be maintained as landscaped area, a requirement in addition to the 5% of the lot area requirement. It is the intent of this section to require design and construction of parking areas in a manner to ensure areas unusable for parking or maneuvering space be landscaped.

(4) A landscape plan must be submitted as part of the required site plan and shall be approved by the Building Inspector before a building permit shall be issued. The plan must be totally implemented, inspected and approved before a certificate of occupancy shall be issued. The landscape plan will be reviewed as part of the required site plan.

(F) *Sign regulations.* In the B Business District, no sign shall be constructed, erected, altered or painted or improved which exceeds 60 square feet in area or which contains flashing lights, animated parts or which advertises an activity other than that on the lot placed. No sign or lettering shall be placed on the ground, rocks, trees, tree stump or other natural objects.

(G) *Area regulations.* All buildings shall be set back from the street right-of-way lines and lot lines to comply with the following yard requirements:

(1) *Front yard.* All buildings shall set back from the street right-of-way line to provide a front yard having not less than 35 **25** feet in depth.

(2) *Side yard.* A side yard of five feet shall be provided on both sides of a lot. There shall be a side yard setback from intersecting street of not less than 25 feet.

(3) *Rear yard.* A rear yard of five feet shall be required except that each building constructed on a lot adjoining a residential district shall be set back not less than 25 **10** feet from the lot line adjoining any platted established residential district.

(Ord. 927, passed 4-12-05; Am. Ord. 1086, passed 11-15-16; Am. Ord. 1112, passed -- 19; Am. Ord. 1187, passed 5-26-22; Am. Ord. 1200, passed 11-1-22) Penalty, see § [154.999](#)

#### **§ 154.027 DT DOWNTOWN BUSINESS DISTRICT.**

(A) *General description.* This downtown district is the 100 block of East Main Street and consists of unique and historical buildings and is intended for the conduct of personal and business services and the general retail business of the community.

(B) *Permitted uses.* In the DT Downtown Business District, no building or land shall be used and no building shall be hereafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

(1) Retail and wholesale sales when such sales are made or offered within the enclosure of buildings. Exceptions will be allowed to enclosure requirement when such sale is conducted by more than 50% of the downtown establishments in the district;

(2) Professional services, personal services, and pharmacies;

(3) Offices;

(4) Drinking and eating establishments;

(5) Live/work units (special use permit required); and

(6) Accessory uses to the above uses.

(C) *Building regulations.* All exterior construction shall conform to the architectural styles of the district.

(1) All new buildings erected or constructed and renovations or additions to existing building shall conform to this section upon any modifications to the façade or expansion of the building. A minimum of 100% of a building's total facade visible from the street shall utilize materials allowed by right or Special Use Permit.

(a) *Allowed by right.* Masonry and glass.

(b) *Allowed by Special Use Permit.* Materials or technologies not addressed or contemplated by these regulations may also be allowed by Special Use Permit, if such materials are consistent with the visual nature and quality of the masonry materials permitted herein. Additionally, franchise businesses with an established theme that has not been deviated from in any other jurisdiction may apply for a Special Use Permit to use a material not permitted in this section.

(c) *Trim materials.* Architectural metal, EIFS (exterior insulation and finish systems), wood, cementitious fiberboard may be utilized for window and door trim, fascia, or soffit. EIFS may be used as a trim material but shall not be used within six feet of the ground.

(d) Bright or fluorescent colors shall not be permitted on any building material without Special Use Permit.

(e) All facades of an individual building, multiple buildings in a shopping center, or integrated business development shall have architectural design, color, and materials that are compatible or consistent with an overall theme.

(2) *Masonry.* Masonry includes: Brick, stone, granite, marble, concrete block or other similar material constructed unit by unit and set in mortar. By definition, masonry does not include fiber cement siding or synthetic stucco.

(D) *Sign regulations.* In the DT Downtown Business District, no sign shall be constructed, erected, altered or painted or improved which exceeds 50 square feet in area or which contains flashing lights, animated parts or which advertises an activity other than that on the lot placed. No sign or lettering shall exceed the height of the building.

(Ord. 927, passed 4-12-05; Am. Ord. 1086, passed 11-15-16; Am. Ord. 1112, passed - - 19) Penalty, see § [154.999](#)

#### **§ 154.028 I INDUSTRIAL DISTRICT.**

(A) *General description.* This industrial district is intended primarily for manufacturing and assembly plants and warehousing. These industries may require direct access to rail, air or street transportation facilities. Buildings in this district should be architecturally attractive and surrounded by landscaped yards.

(B) *Uses permitted.* In the I Industrial District, no building or land shall be used and no building shall be hereafter erected, converted or structurally altered,

(1) Industries which could not omit obnoxious odors or offensive noises or lint, or smoke, or smog; and which encloses all activities;

(2) Parts assembly plants and mixing plants;

(3) Enclosed storage not involving oxygen or flammable liquids, gasses;

(4) Manufacture not involving the breeding and raising of animals;

(5) Residence of security guards, firemen and persons employed at the activity placed;

(6) Parks and public uses;

(7) Railroads, depots and accessory uses other than open storage;

(8) Body shops; and

(9) Any uses permitted in B Business District.

(C) *Building regulations.* All main buildings shall be masonry construction or pre-engineered metal building systems in accordance with the building code of the city.

(1) In the Industrial District, no building shall be constructed unless a paved area or areas are provided either covered or uncovered or enclosed or unenclosed or otherwise equal to the same requirements as the B Business District for parking of vehicles within 600 feet of the lot upon which the building is placed.

(D) *Area regulations.* All buildings shall be set back from the street right-of-way lines and lot lines to comply with the following yard requirements:

(1) Front yard: All buildings shall set back from the street right-of-way line to provide a front yard having not less than 25 feet in depth.

(2) Side yard: A side yard of 25 **10** feet shall be provided on one side of a lot and no side yard is required on the opposite side of the lot. ~~There shall be a side yard setback from intersecting street of not less than 25 feet.~~

(3) **In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the**



front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.

(4) Rear yard: No rear yards are required except 25 10 feet adjoining a dwelling district.

(E) *Screening.* Screening shall be provided along the rear and/or side property lines of the property when the area backs up to and/or sides to a residential district, business district and/or backs up to a public building. Such screening may consist of landscaping or fencing.

(Ord. 927, passed 4-12-05; Am. Ord. 1187, passed 5-26-22) Penalty, see § [154.999](#)

### **§ 154.031 R-5 RESIDENTIAL DISTRICT.**

(A) *General description.* The principal use of land is for high density residential duplexes, multi-family apartments, residential townhomes, public facilities, accessory uses and other uses necessary to ensure the healthy and orderly development of the district.

(B) *Permitted uses.* In the R-5 Residential District, no building or land shall be used and no building shall be hereinafter erected, converted or structurally altered, unless otherwise provided herein, except for one or more of the following uses:

- (1) Multi-family apartments, and accessory uses thereto;
- (2) Residential duplexes (two family dwellings);
- (3) Residential townhomes;
- (4) Public and private parks and playgrounds;

(5) Public and private schools, libraries, and nurseries, nursery being defined as a place where children are temporarily cared for in their parents' absence; public uses, and churches; and

- (6) Identification signs.

(C) *Building regulations.*

(1) In the R-5 Residential district, no building shall be constructed with a habitable building area of less than 1100 square feet per unit.

(2) No building shall be constructed or moved into the district unless paved areas on the lot on which the building is placed shall have been provided for off-street parking of:

- (a) Two and one-half spaces per unit for apartments;
- (b) 600 sq. ft. minimum per duplex dwelling unit;
- (c) 800 sq. ft. minimum per townhome unit; and



(d) For all other uses parking must comply with the B Business District requirements.

(3) No building shall be constructed or moved into the district unless an area equal to the items listed below shall have been provided for playgrounds, gardens, landscaping and patios with the placing of privacy fences to separate the adjoining land owners and apartment dwellers:

(a) Equal to one-fourth the habitable building for townhomes and apartment building;

(b) Equal to area of habitable building residential duplexes; and

(c) For all other uses yard area must comply with the B Business District requirements.

(D) *Area regulations.*

(1) In the R-5 Residential District, no dwelling shall be constructed closer than 25 feet from the front lot line; ~~25~~ **20** feet from the back lot line; and no closer than five feet from the side lines, ~~except on a corner lot, then no building shall be constructed closer than ten feet from said lot lines adjoining said street for duplexes and apartment buildings.~~

(2) ~~On attached~~ **Each section of** townhomes, no building shall be constructed closer than 25 feet from the front lot line; ~~25~~ **20** feet from the back lot line and no closer than **ten** feet from the side lines, ~~except on a corner lot, then no building shall be constructed closer than fifteen~~ **20** feet from said lot lines, adjoining said street the adjoining lot lines between townhome units in the same building shall have a 0 lot line.

(3) **In the case of a corner lot where the side of a lot faces the other intersecting street, there shall be a side yard of not less than one hundred percent (100%) of the front yard. This regulation shall not be so interpreted as to reduce the buildable width after providing the required minimum side yard of a corner lot.**

(4) Unattached buildings of accessory use may be located in the rear yard of a main building no closer than five feet from the side lot lines and no closer than five feet from the back lot line.

(5) In the R-5 Residential District lots shall have a minimum width adjacent to the street of 75 feet for duplexes and apartment buildings and 30 feet for townhomes. ~~Corner lots in residential subdivisions shall be five feet wider than inside lots so as to allow the required set back from both streets for duplexes and apartment buildings and 40 feet wider than inside lots so as to allow the required set back from both streets for townhomes.~~

(E) *Sign regulations.* Identification signs shall be restricted to a maximum of four-square feet in area with a maximum height to the top of the sign shall be six feet. No sign shall be animated or lighted with red, amber or other colored flashing lights.

(Ord. 1200, passed 11-1-22)



## Agenda Background

**Agenda Item:** Discuss, consider and possible action on the Public Utility Commission of Texas Rate Increase.

**Date:** April 2, 2024

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At the last council meeting additional information was requested before a decision for this item. I have compiled a list of information that was provided by the City Secretary showing all the franchise payments she received last year. After reviewing each of their check information, I was able to determine how most of them pay and calculate their fees. This request of the PUC increase will only affect 8 companies and approximately 1261 residential and commercial customers.

The Public Utility Commission has allowed municipalities to raise their telephone franchise tax rate by 2.2484% due to inflation. Whitesboro previously opted out of raising this rate. The Franchise tax rate will be passed onto the customer of the franchise company.

Our choices are to remain unchanged, or change to any amount up to the Maximum amount on Page 2 of the notice (\$0.41). If the rate is raised to the maximum amount this would be a \$43,762.00 increase to the revenue.

**Recommendation:** Staff recommends raising the rate to an amount determined by Council.

## Franchise

	Company	Paid	Current	Proposed	Calculated	
	Granite Telecom	\$ 10.78	0.22	\$ 6.56	0.41	Units - 16 reported 16
	Nexvortex	\$ 0.66	0.22	\$ 1.23	0.41	Units - 3 reported 3
	Clear Rate Comm	\$ 1.76	0.22	\$ 3.28	0.41	Units - 8 reported 8
	Matrix Telecom	\$ 1.26	0.22	\$ 2.46	0.41	Unit - 6 reported 6
	Cebridge Telecomm	\$ 106.37	0.22	\$ 204.59	0.41	Units - 499 reported 499
	Cebridge Acquisitior	\$ 54.57	0.22	\$ 104.96	0.41	Units- 256 reported 0
	Granite Telecom	\$ 10.56	0.22	\$ 6.56	0.41	Units - 16 reported 0
	Met Tel	\$ 1.32	0.22	\$ 2.46	0.41	Units - 6 reported 6
	Nexvortex	\$ 0.66	0.22	\$ 1.23	0.41	Units - 3 reported 0
	Clear Rate Comm	\$ 2.64	0.22	\$ 4.92	0.41	Units - 12 reported 0
	Mango Voice	\$ 2.64	0.22	\$ 4.92	0.41	Units -12 reports 12
	Matrix Telecom	\$ 1.05	0.22	\$ 2.05	0.41	Units - 5 reports 0
	Cebridge Acquisitior	\$ 151.77	0.22	\$ 291.51	0.41	Units - 711 reported 711
	Granite Telecom	\$ 11.22	0.22	\$ 6.97	0.41	Units -17 reported 0
	Clear Rate Comm	\$ 2.64	0.22	\$ 4.92	0.41	Units - 12 reports 0
	Clear Rate Comm	\$ 2.64	0.22	\$ 2.64	0.41	Units - 12 reports 0
	Matrix Telecom	\$ 0.21	0.22	\$ 0.41	0.41	Units - 1 reported 0
	Cebridge Acquisitior	\$ 148.06	0.22	\$ 284.13	0.41	Units - 693 reported 0
	Granite Telecom	\$ 11.22	0.22	\$ 6.97	0.41	Units - 17 reports 0
	Cebridge Acquisitior	\$ 158.75	0.22	\$ 223.04	0.41	Units - 544 reported 0
	Matrix Telecom	\$ 0.63	0.22	\$ 1.23	0.41	Units - 3 reported 0
						1261
	Optimum	\$ 6,030.82	5%	\$ 6,030.82	5%	Quarterly payment
	Optimum	\$ 6,487.05	5%	\$ 6,487.05	5%	Quarterly payment
	AT&T	\$ 3.52	5%	\$ 3.52	5%	Quarterly payment
	At&t	\$ 3.08	5%	\$ 3.08	5%	Quarterly payment
	AT&T	\$ 2.64	5%	\$ 2.64	5%	Quarterly payment
	AT&T	\$ 2.64	5%	\$ 2.64	5%	Quarterly payment
	Fusion Telecom	\$ 7.56	5%	\$ 7.56	5%	Quarterly payment
	Fusion Telecom	\$ 7.26	5%	\$ 7.26	5%	Unknown
	Fusion Telecom	\$ 7.26	5%	\$ 7.26	5%	Unknown
	Fusion Telecom	\$ 7.26	5%	\$ 7.26	5%	Unknown
	Frontier	\$ 206.99	5%	\$ 206.99	5%	Quarterly payment
	Frontier	\$ 191.90	5%	\$ 191.90	5%	Unknown
	Frontier	\$ 185.46	5%	\$ 185.46	5%	Unknown
	Frontier	\$ 174.98	5%	\$ 174.98	5%	Unknown
	SW Bell Telephone	\$ 5.37	5%	\$ 5.37	5%	Quarterly payment
	SW Bell Telephone	\$ 5.37	5%	\$ 5.37	5%	Quarterly payment
	SW Bell Telephone	\$ 5.37	5%	\$ 5.37	5%	Quarterly payment
	SW Bell Telephone	\$ 5.37	5%	\$ 5.37	5%	Quarterly payment
	GCEC	\$ 17.82	5%	\$ 17.82	5%	Quarterly payment
	GCEC	\$ 16.50	5%	\$ 16.50	5%	Quarterly payment
	GCEC	\$ 16.50	5%	\$ 16.50	5%	Quarterly payment
	GCEC	\$ 16.50	5%	\$ 16.50	5%	Quarterly payment
	Pentex	\$ 334.91	3%	\$ 334.91	3%	Quarterly payment
	Optimum	\$ 5,918.23	5%	\$ 5,918.23	5%	Quarterly payment
	Suddenlink	\$ 5,863.72	5%	\$ 5,863.72	5%	Quarterly payment
POLE	Frontier	\$ 5,247.00		\$ 5,247.00		Annual
Total		\$ 31,452.49		\$ 31,938.12		



# Public Utility Commission of Texas

1701 N. Congress Ave., PO Box 13326, Austin, TX 78711-3326

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## 2024 CONSUMER PRICE INDEX (CPI) ADJUSTMENT TO MUNICIPAL TELECOMMUNICATIONS RIGHT-OF-WAY ACCESS LINE RATES

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February 28, 2024

### PURPOSE

This letter is to notify you that your city's 2024 maximum access line rates have increased by 2.2484% due to inflation, as measured by the CPI. This adjustment has been made pursuant to Chapter 283 of the Local Government Code (House Bill 1777).

### DEFAULT RATES FOR 2023: NO CHANGE

Based on the choice made by your city in April 2023, your city's 2024 rate will either be adjusted for inflation, or will remain the same as your 2023 rate. According to our records, when similar CPI adjustments were made in April 2023, you opted NOT to adjust your rates for inflation, (i.e. you chose LESS than the maximum allowable CPI-adjusted rates). Therefore, your 2024 rates will REMAIN at your 2023 level and your rates will NOT increase. You have the option to refuse this default rate and request an increase in rates by taking the action explained below.

### ACTION BY CITY: TO REQUEST AN INCREASE

(1) You do not have to respond if you desire to keep your 2024 rates at the 2023 levels. (2) Respond ONLY if you want an INCREASE from the 2023 rates. (3) To request an increase, notify the PUC using page 2 of this letter no later than April 30, 2024. (4) The PUC does not require City council authorization; however, if your city charter requires it, please do so immediately. (5) Verify your contact information and highlight any changes. (6) Make a copy of this document.

### WHAT HAPPENS IF A CITY DOES NOT RESPOND BY APRIL 30, 2024?

If a city does not respond by April 30, 2024, the rates for your city will remain at the 2023 levels. The next opportunity to adjust your rates will be September 1, 2024.

### WHAT HAPPENS NEXT?

The PUC will notify telephone companies of your desired rates and you will be compensated accordingly no later than July 1, 2024.

### FUTURE REVISIONS TO CPI

The access line rates will be revised annually in March depending on whether the CPI changes for the previous year. If the CPI changes for the year 2024, you will receive a similar letter in 2025.

See over...



## City of Whitesboro

### SECTION 1: Your new 2024 CPI adjusted maximum rates are as follows:

Residential: \$0.41 Non-Residential: \$0.42 Point-to-Point: \$0.69

### SECTION 2: Your default rates for 2024 are as follows and are the same as your 2023 rates.

Note: This is lower because you have chosen to do so previously.

Residential: \$0.21 Non-Residential: \$0.22 Point-to-Point: \$0.45

To increase your default rates by any amount up to your 2024 maximum rates shown in SECTION 1, notify the PUC by completing the section below. You can mail or fax this page to the PUC. To accept rates in SECTION 2, no action is required.

I \_\_\_\_\_, Title \_\_\_\_\_, am an authorized representative for the City/Town/Village of \_\_\_\_\_. The City declines to accept the default rates indicated in SECTION 2 above. Instead, we choose the following rates: Residential \_\_\_\_\_; Non-Residential \_\_\_\_\_; Point-to-Point \_\_\_\_\_.

Date: \_\_\_\_\_

Signature: \_\_\_\_\_

Other Comments:

### HOW TO RESPOND

Mail: Stephen Mendoza  
Public Utility Commission  
P.O. Box 13326  
Austin, TX 78711-3326

### INQUIRIES

Inquiries only. NOT for sending your response.  
HB1777@puc.texas.gov  
Phone No: 512-936-7394

Or FAX to Stephen Mendoza at: 512-936-7428;  
EMAIL to [stephen.mendoza@puc.texas.gov](mailto:stephen.mendoza@puc.texas.gov)

### CITY CONTACT INFORMATION

Please notify us if the contact information we have on file for your city has changed. Thank you.

Phone No. 1: (903) 564-3311

Phone No. 2: \_\_\_\_\_

Fax No: (903) 564-6105

Email: ~~marter@whitesborotexas.com~~ [jarrington@whitesborotexas.com](mailto:jarrington@whitesborotexas.com)

### Address

MICHAEL MARTER CITY ADMINISTRATOR  
or current city official responsible for right-of-way issues  
CITY OF WHITESBORO  
P O BOX 340  
WHITESBORO TX 76273



## Agenda Background

**Agenda Item:** Discuss and consider updates on the on-going capital improvement projects.

**Date:** April 2, 2024

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Elevated Water Tank and Water Line – the geo study has been completed and the engineer assures us that we are able to build on this location. He is working with Brad on some of the plans and gaining needed information. I have begun working on the easements and getting myself up to speed on them.

Texoma Street Project – The bid packet is being prepared. Below are the key dates for this project.

1 <sup>st</sup> advertisement	April 5 <sup>th</sup>
2 <sup>nd</sup> advertisement	April 12 <sup>th</sup>
Bid opening	April 23 <sup>rd</sup>
Recommendation letter	May 1 <sup>st</sup>
Council Award	May 7 <sup>th</sup>



## Agenda Background

**Agenda Item:** Expenditures Exceeding the City Administrators Authority

**Date:** April 2, 2024

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The following Requisitions/Purchase Orders totaling \$25,338.74 are enclosed:

Company Name	Department	Item	Cost
Birkhoff, Hendricks & Carter	Water	Engineer 12" water Line	25,338.74

**Invoice**

Birkhoff, Hendricks & Carter, LLP  
Professional Engineers  
11910 Greenville Ave., Suite 600  
Dallas, Texas 75243  
TXBPE Firm F526 TXBPLS Firm 100318-00  
Phone: (214)-361-7900

Ms. Julie Arrington  
jarrington@whitesborotexas.com  
City of Whitesboro

December 11, 2023  
Project No: 2021132  
Invoice No: 19829

Project 2021132 Whitesboro - EST 12" Water Line Loop  
Professional services in connection with the EST 12-inch Water Line Loop  
Professional Services from October 30, 2023 to November 26, 2023

Phase	201	Final Engineering	\$88,257		
Fee					
Total Fee		88,257.00			
Percent Complete		15.00	Total Earned	13,238.55	
			Previous Fee Billing	8,825.70	
			Current Fee Billing	4,412.85	
			Total Fee		4,412.85
Billing Limits			Current	Prior	To-Date
Total Billings			4,412.85	8,825.70	13,238.55
Limit					88,257.00
Remaining					75,018.45
				Total this Phase	\$4,412.85

**Billings to Date**

	Current	Prior	Total
Fee	4,412.85	8,825.70	13,238.55
Totals	4,412.85	8,825.70	13,238.55

Phase 802 Field Survey \$20,370

**Consultants**

Aerial Survey Consultant	20,355.00	
Total Consultants	20,355.00	20,355.00

Billing Limits	Current	Prior	To-Date
Total Billings	20,355.00	0.00	20,355.00
Limit			20,370.00
Remaining			15.00
		Total this Phase	\$20,355.00

**Billings to Date**

	Current	Prior	Total
Consultant	20,355.00	0.00	20,355.00
Totals	20,355.00	0.00	20,355.00

Phase 901 Plat and Field Notes \$42,000



Project	2021132	Whitesboro - EST 12" Water Line Loop	Invoice	19829
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**Professional Personnel**

Engineer		Hours	Amount	
		2.25	570.89	
Totals		2.25	570.89	
Total Labor				570.89
Billing Limits	Current	Prior	To-Date	
Total Billings	570.89	26,400.86	26,971.75	
Limit			42,000.00	
Remaining			15,028.25	
		Total this Phase		\$570.89

**Billings to Date**

	Current	Prior	Total	
Labor	570.89	26,230.91	26,801.80	
Expense	0.00	169.95	169.95	
Totals	570.89	26,400.86	26,971.75	
		Total this Invoice		\$25,338.74

**Billings to Date**

	Current	Prior	Total
Consultant	20,355.00	7,500.00	27,855.00
Fee	4,412.85	22,895.70	27,308.55
Labor	570.89	28,505.91	29,076.80
Unit	0.00	125.95	125.95
Expense	0.00	169.95	169.95
Totals	25,338.74	59,197.51	84,536.25

