

AN ORDINANCE PROVIDING FOR THE REGULATIONS OF TRAILER COACH PARKS IN THE CITY OF ABILENE, TEXAS OR WITHIN THE POLICE JURISDICTION OF SAID CITY, AND REQUIRING EVERY PERSON ESTABLISHING, MAINTAINING OR OPERATING ANY SUCH BUSINESS TO OBTAIN A LICENSE THEREFOR; DEFINING CERTAIN WORDS AND PHRASES; PRESCRIBING CERTAIN PLANS AND SPECIFICATIONS FOR SUCH STRUCTURES; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HERewith; PROVIDING A SAVINGS CLAUSE; AND PRESCRIBING A PENALTY.

BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE CITY OF ABILENE:

SECTION 1. DEFINITIONS:

- (a) "Park" means trailer coach park.
- (b) "Person" means any natural individual, firm, trust, partnership, association or corporation.
- (c) "Trailer Coach Park" means any plot of ground upon which one or more trailer coaches, occupied for dwelling or sleeping purposes, are located, regardless of whether or not a charge is made for such accommodations.
- (d) "City" means the City of Abilene, Texas.
- (e) "Trailer Coach" means any vehicle or structure so designed and constructed in such manner as will permit occupancy thereof as sleeping quarters for one or more persons, or the conduct of any business or profession, occupation or trade (or use as a selling or advertising device), and so designed that it is or may be mounted on wheels and is or may be used as a conveyance on highways or city streets, propelled or drawn by its own or other motive power, excepting a device used exclusively upon stationary rails or tracks.
- (f) "Unit" means a section of ground in a trailer coach park not less than 900 square feet of unoccupied space in an area designated as the location for one automobile and one trailer coach.

SECTION 2. LICENSE:

It shall be unlawful for any person to establish, operate or maintain, or permit to be established, operated or maintained ^{upon} any property owned or controlled by him, a trailer coach park within the limits of the City without having first secured a license therefor from the City Engineer of said City, granted and existing in compliance with the terms of this Ordinance. All such licenses shall expire on December 31st of the year of issuance, but may be renewed under the provisions of this ordinance for additional periods of one year. All ^{Persons operating or maintaining} trailer coach parks in existence upon the effective date of this ordinance shall within thirty (30) days thereafter obtain such license, and in all other respects fully comply with the requirements of this Ordinance hereinafter set out.

SECTION 3. APPLICATIONS FOR LICENSE:

(a) The application for such license or the renewal thereof shall be filed with the City Engineer and shall be accompanied by a fee of Ten and

00/100 Dollars (\$10.00) for each existing or proposed trailer camp within the limits of the City and a license bond in the sum of One Thousand and 00/100 Dollars (\$1,000.00) to guarantee compliance with the terms of this ordinance. The application for a license or a renewal thereof shall be made on printed forms furnished by the City Engineer and shall include the name and address of the owner in fee of the tract (if the fee is vested in some person other than the applicant, a duly verified statement by that person, that the applicant is authorized by him to construct or maintain the trailer coach park and make the application), and such a legal description of the premises, upon which the trailer coach park is or will be located as will readily identify and definitely locate the premises. The application shall be accompanied by two copies of the camp plot plan showing the following, both existing and proposed:

- (1) The extent and area used for trailer coach park purposes.
- (2) Roadways and driveways.
- (3) Location of sites or units for trailer coaches.
- (4) Location and number of sanitary conveniences, including toilets, washrooms, laundries and utility rooms to be used by occupants of units.
- (5) Method and plan of sewage disposal.
- (6) Method and plan of garbage removal and flyproof garbage rack.
- (7) Plan for water supply.
- (8) Plan for electrical lighting of units and coach park area.
- (b) Before such license may be issued, the Trailer coach park plan must be inspected and approved by the City Engineer and Health Officer, or their duly authorized representatives, as complying with all the provisions of this ordinance and all other applicable ordinances of the City.

(c) Licenses issued under the terms of this ordinance convey no right to erect any building, to do any plumbing work; nor to do any electrical work, but convey the right only to operate a trailer park.

SECTION 4. TRAILER COACH PARK PLAN:

The trailer coach park shall conform to the following requirements:

- (a) The park shall be located on a site properly graded to insure rapid drainage and freedom from stagnant pools of water.
- (b) Trailer coaches shall be so harbored on each space that there shall be at least twelve (12) foot clearance between trailer coaches or their hitch apparatus, except that such trailer coaches may be harboring butt to butt with the hitch apparatus out so as to facilitate rapid removal. No trailer coach ~~shall~~ shall be located closer than five (5) feet to any property line bounding the park, except that trailer coach parks which are bounded on the rear by an alley may locate trailer coaches within two feet of

such alley.

(c) All trailer coach spaces shall abut upon a driveway of not less than twelve (12) feet in width. Such driveway shall have unobstructed access to public street, alley or highway. All driveways shall be of all weather construction, be well-marked in day time and well lighted at night, and shall not be obstructed. Driveways are not included in allotted 900 square feet for units. All entrances and exits shall be well marked and so arranged that they will be easily controlled and supervised.

(d) Each trailer coach park shall provide service buildings to house toilet facilities, bathing facilities, and other sanitary facilities as herein after more particularly prescribed, except that those parks restricted to trailer coaches equipped with bathing and toilet facilities shall not be required to provide other bathing and toilet facilities, and except that all trailer coach parks containing three or less trailer coach spaces which provide adequate bathing and toilet facilities shall not be required to provide other bathing and toilet facilities, however, such trailer coach parks shall provide for the disposal of waste water from each trailer coach space by connections with the city sewer lines or with adequate septic tank.

(e) The park shall be so laid out that no unit shall be located farther than 100 feet from the toilets and service buildings provided for herein, and walkways to such buildings shall be paved and well lighted at night.

(f) Each unit shall be furnished with an overhead or underground electrical service. If overhead service is used, the service wires shall have a minimum height of fourteen (14) feet from the ground.

(g) Every unit shall be equipped with separate heavy-duty all weather electrical service outlet receptacle. Such outlet shall be equipped with an externally operated fuse and switch. The fuse shall not be more than 30 amperes capacity, each receptacle and switch shall be located on a pole not less than eight (8) feet above the ground. The out door switches shall be kept locked. One pole may service two units provided not more than twenty feet of extension wire is needed from pole to trailer coach.

(h) All electrical wiring shall comply with the City and National Electrical Codes.

SECTION 5. WATER SUPPLY:

(a) An adequate supply of safe, potable water for drinking and domestic purposes shall be supplied to meet the requirements of the trailer coach park.

The water supply shall be obtained from faucets only. No common drinking cups shall be permitted. An adequate supply of hot water shall be provided at all times in the service building, or other bath facility, for bathing, washing and laundry facilities.

(b) An adequate supply of potable, ablutionary and culinary water, furnished through a pipe of **distribution** system connected directly with the City Water main, or other water supply approved by the City Health Officer, with supply outlet located at each trailer unit shall be furnished.

(c) Sanitary drinking fountains or individual drinking cups shall be installed. No common drinking vessels shall be permitted nor shall any drinking water faucets be placed in any toilet room or water closet compartment.

SECTION 6. SANITATION FACILITIES:

Each park shall be provided with toilets, baths, or showers, and other sanitation facilities, except as hereinafter provided, which shall conform to the following requirements:

(a) Toilet facilities for men and women shall be either in separate buildings at least twenty (20) feet apart or shall be separated in the same building by a solid permanent wall.

(b) Toilet facilities shall conform to the following:

No. Trailers	MEN				WOMEN			
	Lava.	Urinals	Toilet	Bath	Toilet	Bath	Lavatory	
1-5	2	1	1	1	2	1	2	
6-9	3	2	2	2	4	2	3	
10-12	4	3	3	3	6	3	4	
13-16	5	3	4	4	6	4	5	
17-20	6	4	5	5	7	5	6	

(c) Flush toilets may be substituted for urinals in the ratio of one flush toilet for each urinal. Each toilet, urinal, shower and bath tub shall be in a private compartment.

(d) Service buildings housing the toilet facilities shall be permanent structures complying with all applicable ordinances and statutes regulating buildings, electrical installations, and plumbing and sanitation systems and shall not be located closer than twelve (12) feet nor farther than one hundred feet from any unit. Plans and specifications for toilet and bath houses shall be approved by Health Officer before permit can be issued.

(e) The service buildings shall be well ventilated with screened openings or roof vents, shall be well lighted at all times of the day or night, shall be constructed of such material as shall permit repeated cleaning and washing. The floors of the service buildings shall be of water impervious material and shall slope to a floor drain or floor drains connected with the

sewage system; except that buildings in parks in operation at the time of passage of this ordinance shall not be required to provide floor drains except where extensive alteration to existing facilities are required or made.

(f) All service buildings and the grounds of the park shall be maintained in a clean, slightly condition and kept free of any condition that will menace the health of any occupant or the public or constitute a nuisance.

(g) All waste from bathtubs, showers, toilets, urinals, laundries, faucets, sinks and lavatories and other water carried waste shall be wasted into a sewer system extended from and connected with the City sanitary sewer system or suitable septic tanks.

(h) All plumbing fixtures using water in any trailer which are not connected with the City sewer system by means of approved connections shall be sealed and their use is hereby declared unlawful.

(i) Each faucet site shall be equipped with facilities for drainage of waste and excess water into the sanitary sewer and so arranged as to prevent storm or surface water from entering the sanitary sewer. In no case shall any waste water be thrown or discharged upon the surface of the ground or disposed by means other than as herein provided.

(j) Every unit shall be provided with a separate galvanized metal, fly-proof, and water tight covered metal garbage pail conforming to existing ordinances of the City of Abilene.

(k) (1) Garbage pails from individual trailers shall be emptied at least every two days into the garbage cans for the entire camp and shall not be filled to overflowing or allowed to become foul smelling or a breeding place for flies. Facilities shall be provided for the proper cleaning of empty garbage pails and slop pails in a manner not to create a nuisance.

(2) Tightly covered metal garbage cans conforming to the trash and garbage Ordinance of the City of Abilene shall be provided in quantities adequate to permit disposal of all garbage and rubbish. Garbage cans shall be located not farther than 200 feet from any trailer coach space. The cans shall be kept in a sanitary condition at all times. Garbage and rubbish shall be collected and disposed of as frequently, as may be necessary to insure that the garbage cans shall not overflow. A flyproof garbage can rack shall be provided in accordance with the plans and specifications on file in the office of the City Engineer.

(3) Waste from kitchen sinks, ice boxes, wash basins, bath or shower tubs in any trailer coach harbored in any park, and waste from showers, bath tubs, toilets and laundries shall be discharged into a public sewer system in compliance with applicable ordinances or into a private sewer and disposal plant or septic tank system of such construction and in such manner as will present no health hazard. Plans and specifications of any private sewage disposal system shall be presented, ^{to} and approved by the Health Officer before construction is begun. The completed system must be approved by the Health Officer before use of disposal system is begun.

SECTION 7. FIRE PROTECTION.

Every park shall be equipped at all times with two fire extinguishers in good working order for every ten units located not farther than 100 feet from each unit. No open fires shall be permitted at any time which would endanger life or property. No heaters or cook stoves shall be left unattended at any time.

SECTION 8. REGISTER OF OCCUPANTS:

(a) It shall be the duty of the licensee to keep a register containing a record of all trailer coach owners and occupants located within the trailer coach park. The register shall contain the following information:

- (1) Name and address of each occupant.
- (2) The make, model and owner of all automobiles and trailer coaches.
- (3) License number and owner of each trailer coach and automobile by which it is towed.
- (4) The state issuing such license.
- (5) The dates of arrival and departure of each trailer coach.
- (6) The park shall keep the register available for inspection at all times, by law enforcement officers, public health officials and other officials whose duties necessitate acquisition of the information contained in the register. The register records shall not be destroyed for a period of three years following the date of registration.

(b) Each trailer coach park shall be under the direct management of the owner or his agent or representative for whose acts he or they shall be fully responsible.

(c) The name of the person entrusted with the direct management of the camp shall be filed for reference with the City Engineer and with the Police Department of the City. Such person or persons must be of good reputation and character and shall satisfy the public authority as to their experience and capacity to supervise, manage, regulate, control, and maintain good order in camp.

SECTION 9. REVOCATION OF LICENSE:

(a) The license to maintain and operate a trailer coach park shall be automatically revoked when the licensee has been found guilty by

a court of competent jurisdiction of violating any provision of this Ordinance. After such conviction, a new license may be issued if the circumstances leading to conviction have been remedied and the park is being maintained and operated in full compliance with law.

(b) The City Engineer and City Health Officer are each hereby authorized to revoke any license issued pursuant to the terms of this ordinance if after due investigation he determines that the holder thereof has violated any of the provisions of this ordinance or that any trailer coach park is being maintained in an unsanitary or unsafe manner or is a nuisance, provided, however, the holder of said license shall have the right to appeal from such revocation to the Board of Commissioners of the City of Abilene within ten days from the date of such revocation, and such appeal shall be perfected by the delivery of a letter to the Mayor and Board of Commissioners, stating that an appeal from the ruling and order of the City Engineer and/or City Health Officer is desired. If an appeal is made, as herein provided, the decision of said City Health Officer and/or City Engineer shall stand until the appeal is passed upon by the Board of Commissioners. Upon receiving such appeal and notice thereof, the Board of Commissioners, as soon as possible thereafter, shall hear such appeal, and shall either sustain, modify or reverse the decision of the City Health Officer and/or City Engineer, and shall forthwith certify its decision to the City Health Officer, City Engineer, and to the holder of such license for observance. If no appeal is taken from said decision within the time provided herein, said decision of the City Engineer and/or City Health Officer shall be final.

SECTION 10. POSTING OF LICENSE:

The license certificate shall be conspicuously posted in the office of or on the premises of the trailer coach park at all times.

In every trailer or tourist camp there shall be an office building in which shall be located the office of the person in charge of said camp. A copy of the camp license and of this ordinance shall be posted therein and the camp register shall at all times be kept in said office.

SECTION 11. SEPARABILITY OF PROVISIONS:

Should any section or provision of this Ordinance be declared invalid such decision shall not effect the validity of the remaining portions of this Ordinance.

SECTION 12. REPEAL:

The following Ordinance is hereby repealed: Ordinance No. 151,

SECTION 13. PENALTY:

Any person, firm or corporation who shall violate or fail to comply with any of the provisions of this ordinance shall be punished by a fine of not less than Ten and 00/100 Dollars (\$10.00) nor more than Two Hundred and 00/100 Dollars (\$200.00)

SECTION 14. ENFORCEMENT:

It is hereby made the duty of the City Engineer and City Health Officer to enforce all provisions of this ordinance as prescribed herein or such provisions as may hereafter be enacted, and for the purpose of securing such enforcement, the City Engineer, City Health Officer, or their duly authorized representative shall have the right and are hereby empowered to enter upon any premises on which any trailer coach park is located, or are about to be located, and inspect the same and all accommodations connected therewith at any reasonable time.

SECTION 15. LOCATION:

Trailer coach parks shall be located to comply with the Zoning Ordinance of the City.

SECTION 16. LOCATION OUTSIDE CAMPS:

(a) It shall be unlawful and is hereby declared to be a nuisance within the limits of the City for any person to park any trailer on any street, alley or highway, or other public place, or on any tract of land owned by any person, occupied or unoccupied within the City except as provided in this ordinance.

(b) Emergency or temporary stopping or parking is permitted on any street, alley or highway for not longer than five hours subject to any other and further prohibitions, regulations, or limitations imposed by the traffic and parking regulations or ordinances for that street.

PASSED ON FIRST READING this ^{21st}~~22nd~~ day of ~~February~~^{March}, A. D. 1952.

After said passage, a notice of the time and place when and where said ordinance would be given a public hearing and considered for final passage was published in the Abilene Reporter News, a daily newspaper of general circulation in the City of Abilene, the publication being on the ^{25th} day of ^{March}, A. D. 1952 at least one week prior to the time advertised. After such opportunity for the public to be heard, said Ordinance was passed on its second and final reading on the ^{22d}~~23rd~~ day of ~~March~~^{May}, A. D. 1952.

ATTEST:

Stella Kemmerer
City Secretary

W. B. [Signature]
[Signature], Mayor of Abilene

APPROVED AS TO FORM BEFORE PASSAGE:

W. B. [Signature]
Corporation Counsel