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SERVICE SOLUTIONS SUCCESS



Date: December 20, 2011
To: Mathew McElroy, Deputy Director, Planning & Economic Development
From: Nanette Smejkal, Director of Parks and Recreation *NS*
Re: Use of Parkland at Memorial Park for Expansion of Crockett Elementary School

I am requesting the following item on the January 12, 2012 City Plan Commission meeting agenda for discussion and action:

Review the use of 0.9743 acres of Memorial Park for the purpose of expanding Crockett Elementary School.

Under Section 2.08.080 of El Paso Municipal Code, the use of a portion of the property for a school expansion is considered a park alteration, and therefore must be reviewed by the CPC.

In addition, under Chapter 26 of the Texas Parks and Wildlife Code, the use or taking of public land designated as a park for other purposes may not be approved unless the municipality determines that

1. There is no feasible and prudent alternative, and
2. The project includes all reasonable planning to minimize harm to the lands, as a park, resulting from the use or taking.

The City Council will conduct a public hearing and decide whether or not to approve the contemplated use of the parkland.

A metes and bounds description and survey of the impacted parkland are attached.

cc: Kristin Hamilton, Legal
Liza Ramirez-Tobias, Capital Assets
Marci Tuck, Parks and Recreation
Alan Shubert, Engineering and Construction Management

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John F. Cook

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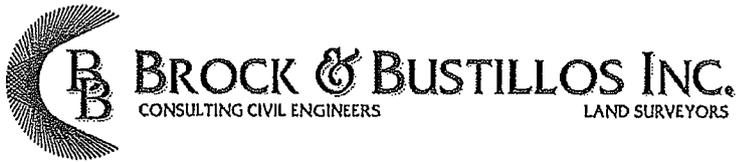
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City Manager
Joyce A. Wilson



2 Civic Center Plaza
El Paso, Texas 79901
(915) 541-4331





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Survey Manager

TBPE Reg No. F-737

METES AND BOUNDS DESCRIPTION "LEASE AREA"

A 0.9743 acre parcel situate within the corporate limits of the City of El Paso, El Paso County, Texas as a portion of Block 13, Manhattan Heights Addition and a portion of un-platted land in Memorial Park and being more particularly described by metes and bounds as follows.

COMMENCING for reference at an existing City Monument found at the monument line intersection of Aurora Street (70.00 feet wide) and Luna Street (70.00 feet wide), said monument line intersection located 10.00 feet north and 10.00 feet east of the centerline intersection of Aurora Street and Luna Street and whence an existing City Monument found at the monument line intersection of Aurora Street and Copia Street (right-of-way varies), said monument line intersection located at 10.00 feet north and 35.69 feet east of the centerline intersection of Aurora Street and Copia Street, bears North 90°00'00" East, a distance of 668.69 feet and whence an existing City Monument found at the monument line intersection of Aurora Street and San Marcial Street (70.00 feet wide), said monument line intersection located at 10.00 feet north and 10.00 feet east of the centerline intersection of Aurora Street and San Marcial Street, bears South 90°00'00" West, a distance of 695.00 feet; **THENCE**, leaving the monument line of Aurora Street and following the monument line of Luna Street, South 00°00'00" East, a distance of 305.00 feet; **THENCE**, leaving the monument line of Luna Street, North 90°00'00" East, at a distance of 25.00 feet to the intersection of the east right-of-way line of Luna Street and the north right-of-way line of Wheeling Street (70.00 feet wide); **THENCE**, leaving the north-right-of-way line of Wheeling Street and following the east right-of-way of Luna Street, South 00°00'00" East, a distance of 70.00 feet to the intersection of the east right-of-way line of Luna Street and the south right-of-way line of Wheeling Street (70.00 feet wide); **THENCE**, leaving the east right-of-way of Luna Street and following the south-right-of-way line of Wheeling Street, North 90°00'00" East, a distance of 227.32 feet to the **POINT OF BEGINNING** of the parcel herein described;

THENCE, continuing along the south right-of-way line of Wheeling Street, North 90°00'00" East, a distance of 386.40 feet to the east boundary line of Manhattan Heights Addition for the northeast corner of said Block 13 and an angle point of the parcel herein described;

THENCE, leaving the south right-of-way line of Wheeling and following the east boundary line of Manhattan Heights Addition, North 00°00'00" West, a distance of 330.00 feet to the west right-of-way line of Copia Street for the northeast corner of Block 12, Manhattan Heights Addition and the most northerly corner of the parcel herein described;

THENCE, leaving the east boundary line of Manhattan Heights Addition and following the west right-of-way line of Copia Street, South 12°35'53" East, a distance of 90.77 feet to a point of curvature;

THENCE, continuing along the west right-of-way line of Copia Street and following a curve to the right having a radius of 1,400.40 feet, a central angle of 08°40'00", an arc length of 211.83 feet and whose long chord bears South 08°15'53" East, a distance of 211.62 feet to a point of tangency;

THENCE, continuing along the west right-of-way line of Copia Street, South 03°55'53" East, a distance of 131.43 feet to the southeast corner of the parcel herein described;

THENCE, leaving the west right-of-way line of Copia Street, South 89°01'40" West, at a distance of 59.24 feet pass the east boundary line of said Block 13 and at a total distance of 286.95 feet to the southwest corner of the parcel herein described;

THENCE, North 00°00'00" West, a distance of 81.13 feet to an angle point;

THENCE, South 90°00'00" West, a distance of 122.81 feet to an angle point;

THENCE, North 57°30'00" West, a distance of 42.57 feet to the **POINT OF BEGINNING**.

Said parcel containing 0.9743 acres (42,439.8 square feet), more or less, and being subject to easements of record.

Isaac Camacho

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TX R.P.L.S. No. 5337

Date: February 17, 2010

05687-057 Revised Lease Area.doc



