# *City of El Paso – City Plan Commission Staff Report*

REVISED

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|---|---|
| **Case No:** | SUET13-00001 – 11049 Gateway West Easement Vacation |
| **Application Type:** | Vacation Public Easement |
| **CPC Hearing Date:** | February 21, 2013 |
| **Staff Planner:** | George Pinal, 915-541-4152, *pinalg@elpasotexas.gov* |
| **Location:** | West of Lomaland Dr and North of Gateway West |
| **Acreage:** | 0.0935 Acres |
| **Rep District:** | 7 |
| **Existing Use:** | Utility Easement |
| **Existing Zoning:** | C-3 (Commercial) |
| **Parkland Fees Required:** | N/A |
| **Impact Fee Area:** | N/A |
| **Property Owner:** | Accor North America dba Studio6 #6001 |
| **Applicant:** | Accor North America dba Studio6 #6001 |
| **Representative:** | Accor North America dba Studio6 #6001 |

**SURROUNDING ZONING AND LAND USE**

**North**: C-4 /SC (Commercial/ special contract)/ Commercial Development
**South** R-3 (Residential)/ Single-family Development
**East:** C-3 (Commercial)/ Commercial Development, C-4/ SC (Commercial/ special contract)/ Commercial Development
**West:** C-4 /SC (Commercial/ special contract)/ Commercial Development

**THE PLAN FOR EL PASO DESIGNATION:** G-7, Industrial and/or Railyards

## APPLICATION DESCRIPTION

This is an application to vacate an electrical utility easement beginning at a point situated at intersection of the southwest corner of a Lot 1, Block 1, Ascarate Grant, and a portion of Lot 1, Block 1, Desierto Loma Subdivision. The utility easement to be vacated measures 5 feet in width by 815 feet in length (0.0935 Acres). The electrical easement was never used and the applicant requests to remove it from the plat for hotel commercial operations.

## DEVELOPMENT COORDINATING COMMITTEE

The Development Coordinating Committee recommends **approval** of the public easement and

rights of way subject to the following conditions and requirements:

**Planning Division Recommendation:**

Staff recommends **approval**.

**City Development-Land Development:**

We have reviewed subject plan recommend approval; No objections.

**Planning - Transportation:**

No objections.

**EPWU-PSB Comments**

1. EPWU does not object to this request

2. There are no existing water or sanitary sewer mains extending along the proposed 5 foot easement vacation.

**Stormwater Division:**

No objections.

**Parks and Recreation:**

We have reviewed Gateway West Easement Vacation, a survey map and offer **"No"** objections to this proposed easement vacation request.

**El Paso Fire Department:**

No comments received.

**El Paso Electric Company:**

No objection to the release of the platted easement.

**Sun Metro:**

No comments received.

**911:**

No comments received.

**Texas Gas Company:**

No comments received.

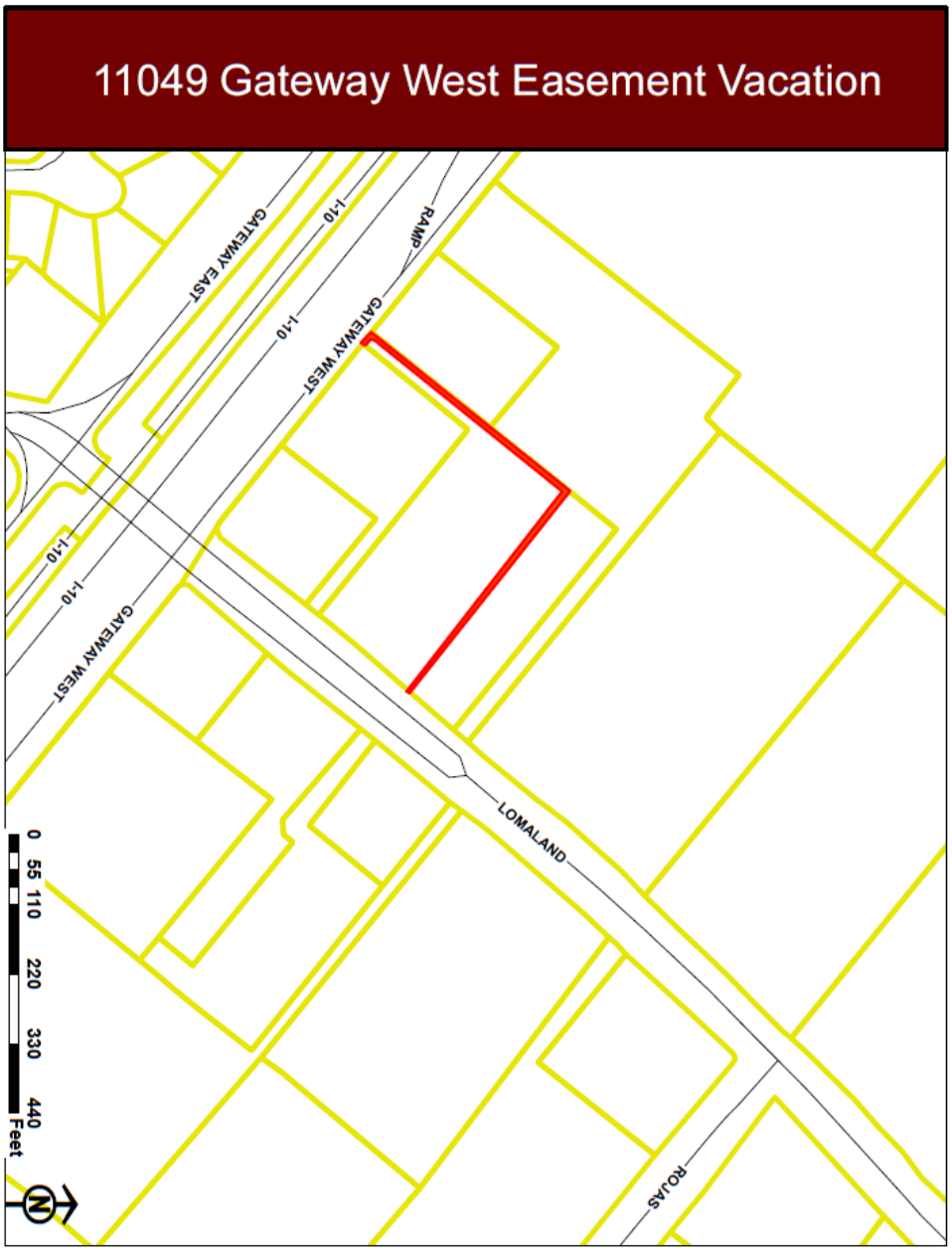
**El Paso Independent School District:**

No comments received.

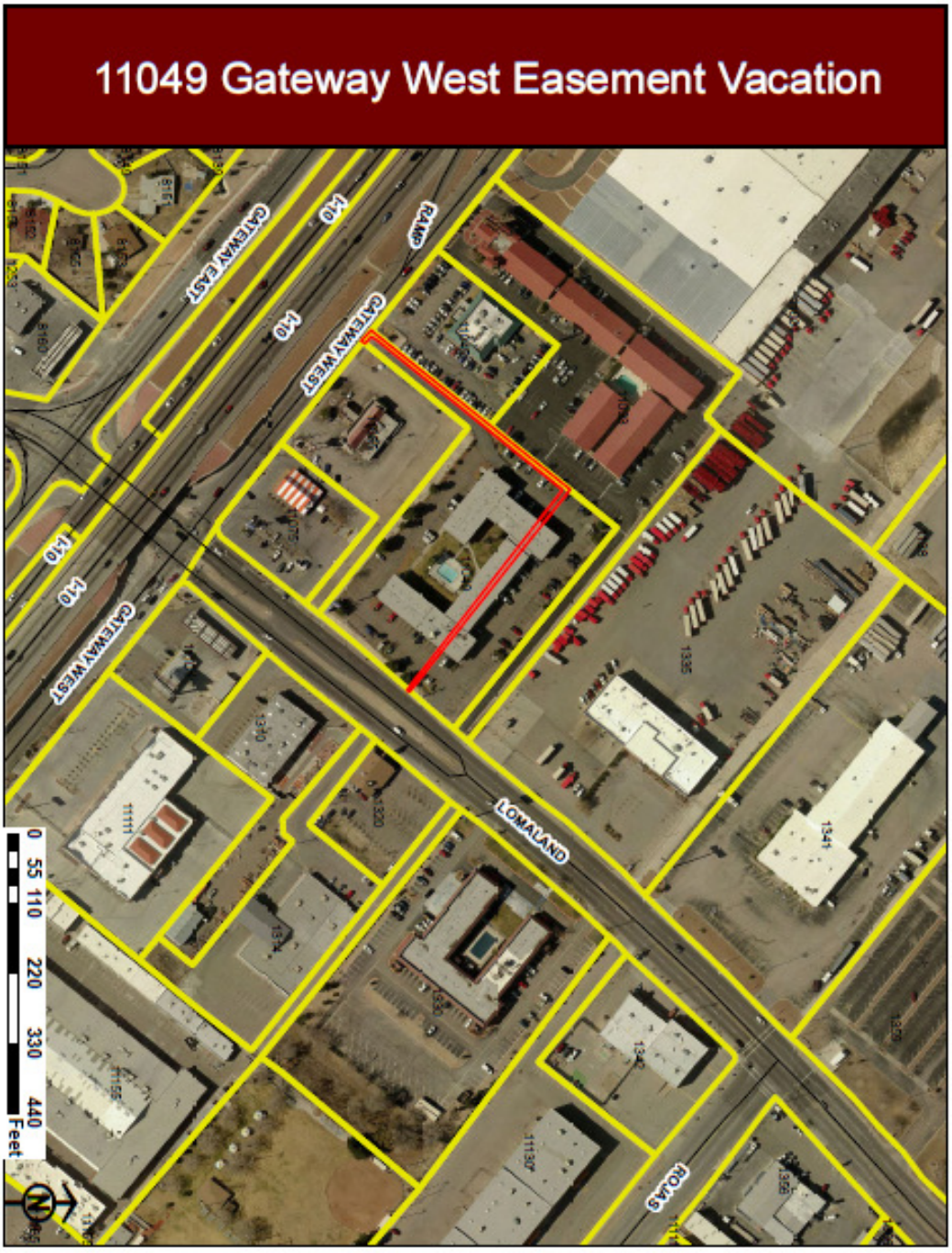
**Attachments**

1. Location map
2. Aerial map
3. Survey
4. Application

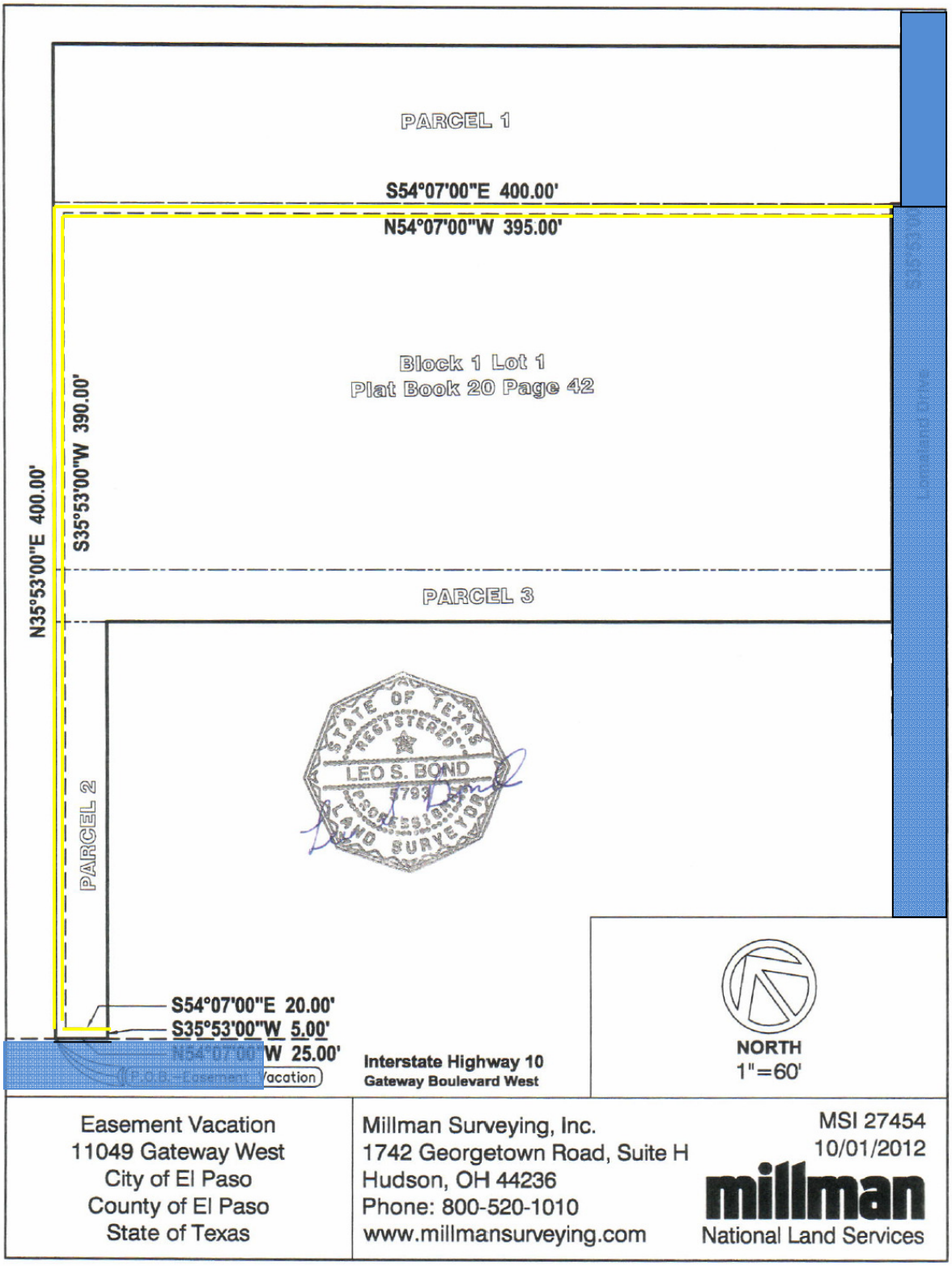
**ATTACHMENT 1**



**ATTACHMENT 2**



**ATTACHMENT 3**



# ATTACHMENT 4

COPY

CITY OF EL PASO, TEXAS
APPLICATION FOR VACATION PUBLIC EASEMENTS AND RIGHTS-OF-WAY

Date: 7-11-12 File No. SUET13-00001

1. APPLICANTS NAME ACCOR North America dba Studio 6 #6001
ADDRESS 4001 INTERNATIONAL ZIP CODE 75007 TELEPHONE 972-360-2716

2. Request is hereby made to vacate the following: (check one) PKWY

Street____ Alley____ Easement X Other____

Street Name(s) _____ Subdivision Name _____

Abutting Blocks _____ Abutting Lots _____

CITY OF EL PASO PAID JAN 14 2013 DEVELOPMENT DEPARTMENT

3. Reason for vacation request: EASEMENT RELEASE

4. Surface Improvements located in subject property to be vacated:
None____Paving____Curb & Gutter____Power Lines/Poles____Fences/Walls____Structures____Other____

5. Underground Improvements located in the existing rights-of-way:
None____Telephone____Electric____Gas____Water____Sewer____Storm Drain____Other____

6. Future use of the vacated right-of-way:
Yards____Parking____Expand Building Area____Replat with abutting Land____Other____

7. Related Applications which are pending (give name or file number):
Zoning____Board of Adjustment____Subdivision____Building Permits____Other____

8. Signatures: All owners of properties which abut the property to be vacated must appear below with an adequate legal description of the properties they own (use additional paper if necessary).

| Signature | Legal Description | Telephone |
|---|---|---|
| | | |
| | | |
| | | |
| | | |

The undersigned Owner/Applicant/Agent understands that the processing of this Application will be handled in accordance with the procedure for Requesting Vacations and that no action on processing will be taken without payment of the non-refundable processing fee. It is further understood that acceptance of this application and fee in no way obligates the City to grant the Vacation. I/We further understand that the fee, if the Vacation is granted will be determined by the City of El Paso and a Certified or Cashier's Check must be presented before the request will be recommended for Council action.

The undersigned acknowledges that he or she is authorized to do so, and upon the City's request will provide evidence satisfactory to the City confirming these representations.

The granting of a vacation request shall not be construed to be a waiver of or an approval of any violation of any of the provisions of any applicable City ordinances.

**CASHIER'S VALIDATION**
**FEE: $966.00**

OWNER SIGNATURE: _____

REPRESENTATIVE: _____

**NOTE: SUBMITTAL OF AN APPLICATION DOES NOT CONSTITUTE ACCEPTANCE FOR PROCESSING UNTIL THE PLANNING DEPARTMENT REVIEWS THE APPLICATION FOR ACCURACY AND COMPLETENESS.**