

CITY OF EL PASO, TEXAS
AGENDA ITEM DEPARTMENT HEAD'S SUMMARY FORM

DEPARTMENT: Planning and Inspections Department, Planning Division

AGENDA DATE: Introduction: May 26, 2015
Public Hearing: June 16, 2015

CONTACT PERSON/PHONE: Michael McElroy, (915) 212-1612, mcelroyms@elpasotexas.gov

DISTRICT(S) AFFECTED: 4

SUBJECT:

An Ordinance amending the Future Land Use Map contained in "Plan El Paso" for the property legally described as Lot 1, Block 1, 375/Railroad Commercial Park, City of El Paso, El Paso County, Texas

BACKGROUND / DISCUSSION:

The proposed amendment will change the Future Land Use Map designation from "G-7, Industrial and/or Railyard" to "G-3, Post-War".

PRIOR COUNCIL ACTION:

N/A

AMOUNT AND SOURCE OF FUNDING:

N/A

BOARD / COMMISSION ACTION:

City Plan Commission (CPC) Approval Recommendation (5-0)

*****REQUIRED AUTHORIZATION*****

LEGAL: (if required) N/A

FINANCE: (if required) N/A

DEPARTMENT HEAD:

Mathew S. McElroy
Director, Planning and Inspections Department

APPROVED FOR AGENDA:

CITY MANAGER: _____ **DATE:** _____

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE FUTURE LAND USE MAP CONTAINED IN “PLAN EL PASO” FOR THE PROPERTY LEGALLY DESCRIBED AS LOT 1, BLOCK 1, 375/RAILROAD COMMERCIAL PARK, CITY OF EL PASO, EL PASO COUNTY, TEXAS.

WHEREAS, *Plan El Paso*, as subsequently amended, was initially adopted by the El Paso City Council on March 6, 2012 pursuant to provisions of the Texas Local Government Code as the comprehensive plan for the City; and

WHEREAS, the comprehensive plan provides a basis for the City’s regulations and policies that directs its physical and economic development; and

WHEREAS, the future land use map is one of the policies adopted by the El Paso City Council contained within the comprehensive plan which identifies desired patterns of land use; and

WHEREAS, the City’s future land use map serves as a guide to the type and manner of future development for the City of El Paso; and

WHEREAS, when changes and amendments to the zoning map are requested, recommendations by staff of the City of El Paso and City Plan Commission must include the relationship of the proposed change to City’s comprehensive plan; and

WHEREAS, in instances whereby a request to amend the zoning map does not conform to the future land use map, an amendment to the aforementioned map is required; and

WHEREAS, the City Plan Commission, after conducting a public hearing, recommended the proposed amendment to the Future Land Use Map, as detailed in Exhibit “A”; and

WHEREAS, the proposed amendment to the future land use map of *Plan El Paso* will have no negative impact upon the public health, safety, morals, and general welfare of the City, and that the study area plan will carry out the purpose and spirit of the policies expressed in *Plan El Paso*.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EL PASO:

1. That the area identified in “Exhibit A” and legally described as Lot 1, Block 1, 375/Railroad Commercial Park, City of El Paso, El Paso County, Texas, be incorporated into the City’s Comprehensive Plan, *Plan El Paso*, for all the purposes,

ORDINANCE NO. _____

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including amending the Future Land Use Map from “G-7, Industrial and/or Railyard” to “G-3, Post-War”.

2. That *Plan El Paso* and its related documents, as herein modified, shall remain in full force and effect as to the long range general policies for guiding growth and development in the City.

ADOPTED this _____ day of _____, 2015

THE CITY OF EL PASO

Oscar Leaser, Mayor

ATTEST:

Richarda Duffy Momsen
City Clerk

APPROVED AS TO FORM:



Karla M. Nieman
Assistant City Attorney

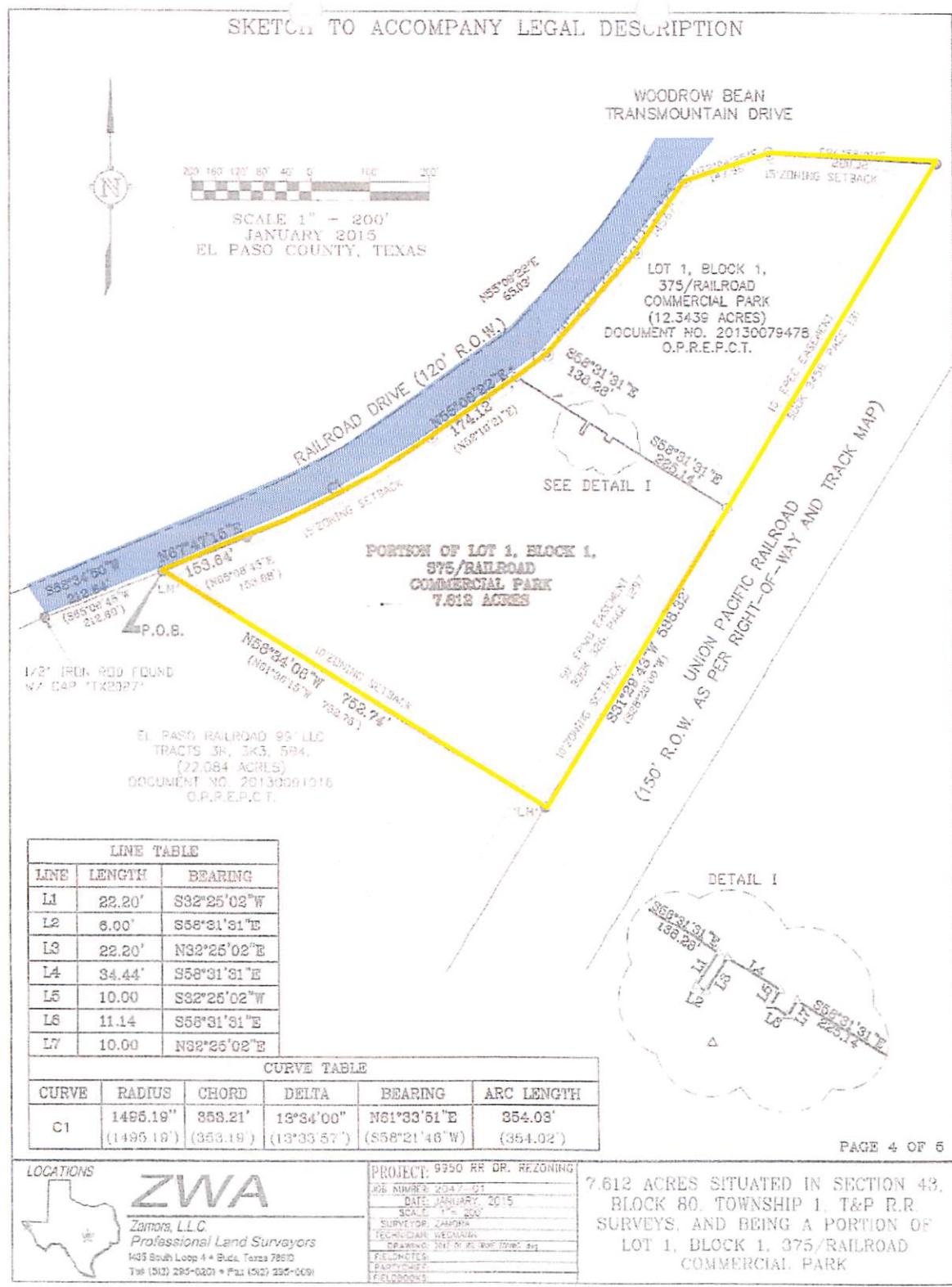
APPROVED AS TO CONTENT:

Mathew S. McElroy, Director
Planning and Inspections Department

ORDINANCE NO. _____

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EXHIBIT A



ORDINANCE NO. _____

Case No: PLRG15-00002



Recommendation/Public Input

- Planning Division recommendation: Approval
- CPC Vote: Approval (5-0)
- Public Input: No communications in support or opposition to the rezoning request.

Strategic Goal #3 Promote the Visual Image of El Paso

3.1 Provide business friendly permitting and inspection processes

3.2 Improve the visual impression of the community

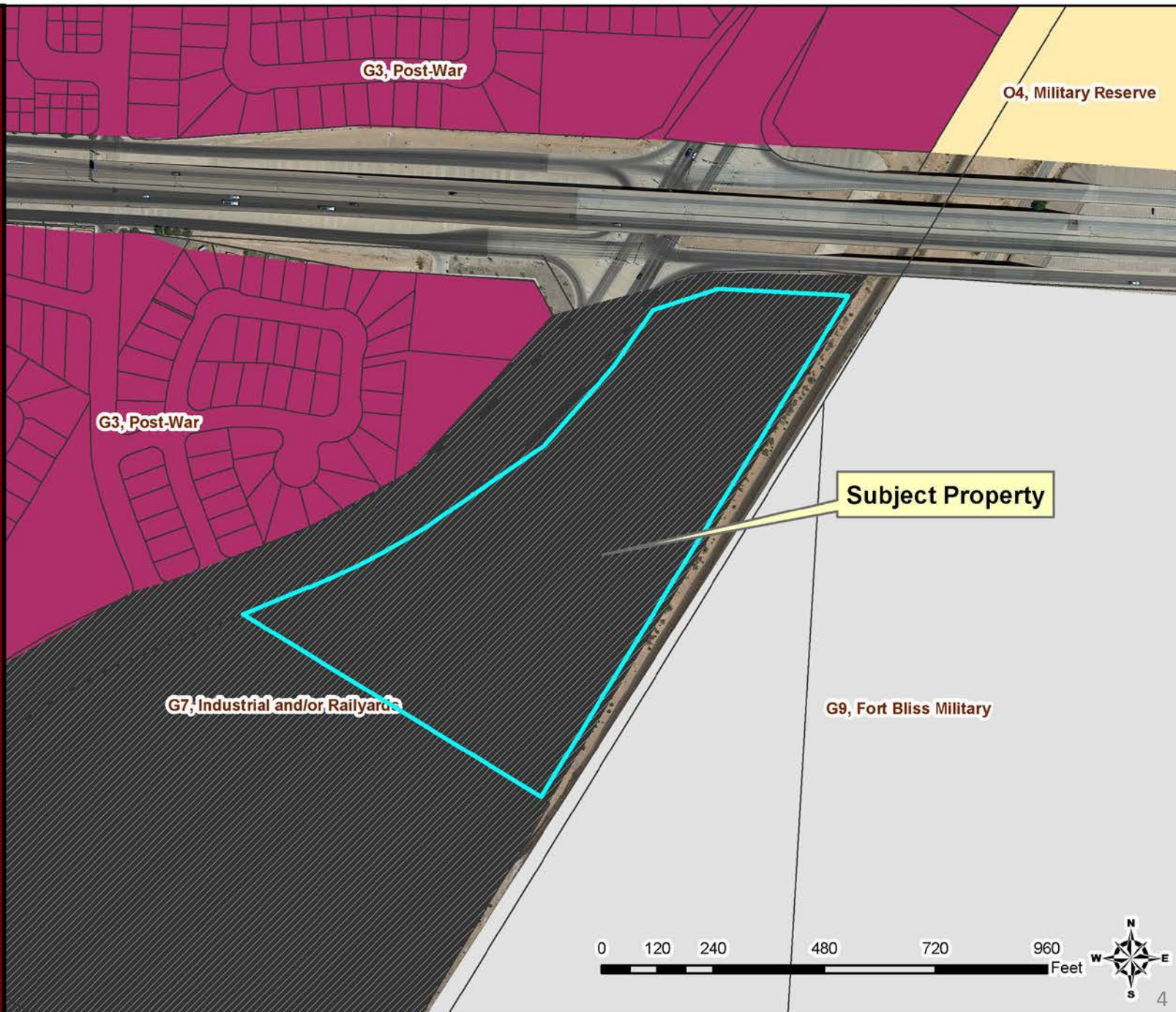


An Ordinance Amending the Future Land Use Map of “Plan El Paso”

PLRG15-00002



PLRG15-00002





Future Land Use Designations

- **G-7 – Industrial and/or Railyards:** This sector applies to industrial parks, large free-standing industrial uses, refineries, non-military airfields, trucking terminals, and mines, all on large tracts in areas dominated by vehicles. This sector is essential to El Paso's economy; however, when an industrial use becomes obsolete, there can be potential for mixed-use redevelopment of the site. This sector also includes the existing rail yards which could be redeveloped as mixed-use.
- **G-3 – Post-War:** This sector applies to transitional neighborhoods typically developed from the 1950s through the 1980s. Streets were laid out with curvilinear patterns without alleys and shopping centers are located at major intersections behind large parking lots. This sector is generally stable but would benefit from strategic suburban retrofits to supplement the limited housing stock and add missing civic and commercial uses.