

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

DEPARTMENT: Planning & Inspections Department
AGENDA DATE: Introduction 10/20/15; Public Hearing 10/27/15
CONTACT PERSON/PHONE: Larry F. Nichols, (915) 212-1550
Jeff Howell, (915) 212-1607
DISTRICT(S) AFFECTED: District 8

SUBJECT:

An ordinance vacating the City right-of-way over a portion of Cebada Street, Durazno Avenue, Estrella Street and all of a 20 foot alley between Cebada Street and Estrella Street and a portion of a 20 foot alley between Cebada Street and Luna Street, City of El Paso, El Paso County, Texas. Subject Property: South of Gateway East and East of Piedras; Property Owner: El Paso Water Utilities

SURW15-00011 (District 8)

BACKGROUND / DISCUSSION:

See attached report.

PRIOR COUNCIL ACTION:

N/A

AMOUNT AND SOURCE OF FUNDING:

N/A

BOARD / COMMISSION ACTION:

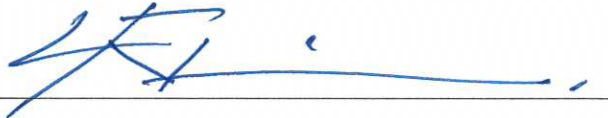
City Plan Commission (CPC) – Recommended approval on September 24, 2015

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

LEGAL: (if required) N/A

FINANCE: (if required) N/A

DEPARTMENT HEAD: Larry F. Nichols, Director
Planning & Inspections Department



APPROVED FOR AGENDA:

CITY MANAGER: _____ DATE: _____

ORDINANCE NO. _____

AN ORDINANCE VACATING THE CITY RIGHT-OF-WAY OVER A PORTION OF CEBADA STREET, DURAZNO AVENUE, ESTRELLA STREET AND ALL OF A 20 FOOT ALLEY BETWEEN CEBADA STREET AND ESTRELLA STREET AND A PORTION OF A 20 FOOT ALLEY BETWEEN CEBADA STREET AND LUNA STREET, CITY OF EL PASO, EL PASO COUNTY, TEXAS

WHEREAS, the City of El Paso, owners of subject property, have requested vacation of a right-of-way described as being a portion of Cebada Street, Durazno Avenue, Estrella Street and all of a 20 foot alley between Cebada Street and Estrella Street and a portion of a 20 foot alley between Cebada Street and Luna Street, City of El Paso, El Paso County, Texas.

WHEREAS, after public hearing the City Plan Commission recommended that the City right-of-way on a portion of Cebada Street, Durazno Avenue, Estrella Street and all of a 20 foot alley between Cebada Street and Estrella Street and a portion of a 20 foot alley between Cebada Street and Luna Street, City of El Paso, El Paso County, Texas, should be vacated and the City Council finds that said portion of right-of-way should be vacated as recommended;

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

That a determination has been made that it is in the best interest of the public that the City right-of-way over a portion of Cebada Street, Durazno Avenue, Estrella Street and all of a 20 foot alley between Cebada Street and Estrella Street and a portion of a 20 foot alley between Cebada Street and Luna Street, City of El Paso, El Paso County, Texas, and which is more fully described in the attached metes and bounds and survey descriptions, identified as Exhibit "A" and made a part hereof by reference are hereby vacated.

ADOPTED this _____ day of _____, 2015.

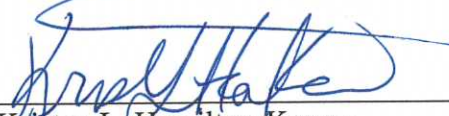
THE CITY OF EL PASO

ATTEST:

Oscar Leaser
Mayor

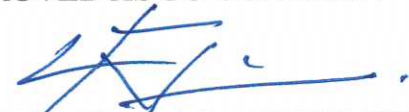
Richarda Duffy Momsen
City Clerk

APPROVED AS TO FORM:



Kristen L. Hamilton-Karam
Assistant City Attorney

APPROVED AS TO CONTENT:



Larry F. Nichols, Director
Planning & Inspections Department

EXHIBIT A

Prepared for: El Paso Water Utilities
July 23, 2015
(Parcel 2A-1, Alley Vacation, Block 45)

METES AND BOUNDS DESCRIPTION

Description of a parcel of land being the Alley out of Block 45, Supplemental Map No. 1 of East El Paso, as recorded in volume 1, page 51, Plat Records of El Paso County, Texas, and being more particularly described by metes and bounds as follows:

Commencing for reference at an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and San Marcial Street from which an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and Raynor Street bears North 86°26'57" West a distance of 470.00 feet; Thence along the monument line of Durazno Avenue, South 86°26'57" East a distance of 470.00 feet to a point on the monument line of Estrella Street; Thence along said monument line, North 03°33'03" East a distance of 165.00 feet to a point; thence leaving said monument line, South 86°26'57" East a distance of 25.00 to a point on the intersection of the easterly right of way line of Estrella Street with the southerly line of a 20 foot alley in Block 45, Supplemental Map No. 1 of East El Paso for The "TRUE POINT OF BEGINNING".


Thence along the easterly right of way line of Estrella Street, North 03°33'03" East a distance of 20.00 feet to a point on the intersection of the easterly right of way line of Estrella Street with the northerly line of a 20 foot alley in Block 45, Supplemental Map No. 1 of East El Paso;

Thence along the northerly line of a 20 foot alley, South 86°26'57" East a distance of 400.00 feet to a set chiseled v in concrete on the intersection of the westerly right of way line of Cebada Street with the northerly line of a 20 foot alley out of Block 45, Supplemental Map No. 1 of East El Paso Addition;

Thence along the westerly right of way line of Cebada avenue, South 03°33'03" West a distance of 20.00 feet to a point on the intersection of the westerly right of way line of Cebada Street with the southerly line of a 20 foot alley in Block 45, Supplemental Map No. 1 of East El Paso;

Thence along the southerly line of a 20 foot alley, North 86°26'57" West a distance of 400.00 feet to the "TRUE POINT OF BEGINNING" and containing 8,000 square feet or 0.1837 acres of land more or less.

Note: A drawing of even date accompanies this description.


Ron R. Conde
R.P.L.S. No. 5125



CONDE INC
ENGINEERING / LAND SURVEYING / PLANNING
6080 SURETY DRIVE / SUITE 100 / EL PASO, TEXAS 79905
(915) 592-0283 FAX (915) 592-0286

Prepared for: El Paso Water Utilities
September 21, 2015
(Parcel 2A-2, Alley Vacation, Block 44)

METES AND BOUNDS DESCRIPTION

Description of a parcel of land being a portion of the 20 foot Alley out of Block 44, Supplemental Map No. 1 of East El Paso, as recorded in volume 1, page 51, Plat Records of El Paso County, Texas, and being more particularly described by metes and bounds as follows:

Commencing for reference at an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and San Marcial Street from which an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and Raynor Street bears North $86^{\circ}26'57''$ West a distance of 470.00 feet; Thence along the monument line of Durazno Avenue, South $86^{\circ}26'57''$ East a distance of 470.00 feet to a point on the intersection of the monument lines of Durazno Avenue and Estrella Street; Thence continuing along said monument line of Durazno Avenue, South $86^{\circ}26'57''$ East a distance of 495.00 feet to a point on the easterly right of way line of Cebada St.; Thence along said right of way line, North $03^{\circ}33'03''$ East a distance of 165.00 feet to a point on the intersection of the easterly right of way line of Cebada Street with the southerly line of a 20 foot alley in Block 44, Supplemental Map No. 1 of East El Paso Addition for The "TRUE POINT OF BEGINNING".


Thence along the easterly right of way line of Cebada Street, North $03^{\circ}33'03''$ East a distance of 20.00 feet to a point on the intersection of the easterly right of way line of Cebada Street with the northerly line of a 20 foot alley in Block 44, Supplemental Map No. 1 of East El Paso Addition;

Thence along said northerly line of a 20 foot alley, South $86^{\circ}26'57''$ East a distance of 65.00 feet to a point;

Thence leaving said northerly line, South $03^{\circ}33'03''$ West a distance of 20.00 feet to a point on the southerly line of a 20 foot alley in Block 44, Supplemental Map No. 1 of East El Paso Addition;

Thence along said southerly line of a 20 foot alley, North $86^{\circ}26'57''$ West a distance of 65.00 feet to the "TRUE POINT OF BEGINNING" and containing 1,300 square feet or 0.0298 acres of land more or less.

Note: A drawing of even date accompanies this description.


Ron R. Conde
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Prepared for: El Paso Water Utilities
July 23, 2015
(Parcel 2B, Cebada Street Vacation)

METES AND BOUNDS DESCRIPTION

Description of a parcel of land being a portion of Cebada Street out of Supplemental Map No. 1 of East El Paso as recorded in volume 1, page 51, Plat Records of El Paso County, Texas, and being more particularly described by metes and bounds as follows:

Commencing for reference at an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and San Marcial Street from which an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and Raynor Street bears North 86°26'57" West a distance of 470.00 feet; Thence along the monument line of Durazno Avenue, South 86°26'57" East a distance of 895.00 feet to a point; Thence leaving said monument line, North 03°33'03" East a distance of 25.00 feet to a point on the intersection of the northerly right of way line of Durazno Street with the westerly right of way line of Cebada Street for The "TRUE POINT OF BEGINNING".


Thence along the westerly right of way line of Cebada Street, North 03°33'03" East a distance of 160.00 feet to a set chiseled v in concrete on the intersection of the westerly right of way line of Cebada Street with the northerly line of a 20 foot alley out of Block 45, Supplemental Map No. 1 of East El Paso;

Thence leaving said line, South 86°26'57" East a distance of 70.00 feet to a set chiseled v in concrete on the intersection of the easterly right of way line of Cebada Street with the northerly line of a 20 foot alley out of Block 44, Supplemental Map No. 1 of East El Paso;

Thence along the easterly right of way line of Cebada Street, South 03°33'03" West a distance of 160.00 feet to a point on the intersection of the easterly right of way line of Cebada Street with the northerly right of way line of Durazno Avenue;

Thence leaving said line, North 86°26'57" West a distance of 70.00 feet to the "TRUE POINT OF BEGINNING" and containing 11,200 square feet or 0.2571 acres of land more or less.

Note: A drawing of even date accompanies this description.


Ron R. Conde
R.P.L.S. No. 5125



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Prepared for: El Paso Water Utilities
July 23, 2015
(Parcel 2C, Estrella Street Vacation)

METES AND BOUNDS DESCRIPTION

Description of a parcel of land being a portion of Estrella Street out of Supplemental Map No. 1 of East El Paso Addition as recorded in volume 1, page 51, Plat Records of El Paso County, Texas, and being more particularly described by metes and bounds as follows:

Commencing for reference at an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and San Marcial Street from which an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and Raynor Street bears North 86°26'57" West a distance of 470.00 feet; Thence along the monument line of Durazno Avenue, South 86°26'57" East a distance of 470.00 feet to a point on the monument line of Estrella St.; Thence along said monument line, North 03°33'03" East a distance of 25.00 feet to a point, thence leaving said monument line, South 86°26'57" East a distance of 15.50 to a point for The "TRUE POINT OF BEGINNING".

Thence, North 03°33'03" East a distance of 300.00 feet to a point on the southerly right of way line of Gateway Boulevard East;

Thence along said right of way line, South 86°26'57" East a distance of 9.50 feet to a point on the easterly right of way line of Estrella Street;

Thence along said right of way line, South 03°33'03" West a distance of 300.00 feet to a point on the northerly right of way line of Durazno Avenue;

Thence along said right of way line, North 86°26'57" West a distance of 9.50 feet to the "TRUE POINT OF BEGINNING" and containing 2,850 square feet or 0.0654 acres of land more or less.

Note: A drawing of even date accompanies this description.



Ron R. Conde
R.P.L.S. No. 5125



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6080 SURETY DRIVE / SUITE 100 / EL PASO, TEXAS 79905
(915) 592-0283 FAX (915) 592-0286

Prepared for: El Paso Water Utilities
September 21, 2015
(Parcel 2D, Durazno Avenue, Estrella St & Cebada St. Vacation)

METES AND BOUNDS DESCRIPTION

Description of a parcel of land being a portion of Durazno Avenue, Estrella St, and Cebada St. out of Supplemental Map No. 1 of East El Paso as recorded in volume 1, page 51, Plat Records of El Paso County, Texas, and being more particularly described by metes and bounds as follows:

Commencing for reference at an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and San Marcial Street from which an existing city monument lying 10 feet north and 10 feet east of the centerline intersection of Durazno Avenue and Raynor Street bears North 86°26'57" West a distance of 470.00 feet; Thence along the monument line of Durazno Avenue, South 86°26'57" East a distance of 470.00 feet to a point; Thence leaving said monument line, North 03°33'03" East a distance of 25.00 feet to a point on the monument line along Estrella Street, thence leaving said monument line, South 86°26'57" East a distance of 15.50 to a point for The "TRUE POINT OF BEGINNING".


Thence, South 86°26'57" East a distance of 559.50 feet to a point on the northerly right-of-way line of Durazno Avenue;

Thence leaving said right-of-way line, South 03°33'03" West a distance of 9.50 feet to a point;

Thence, North 86°26'57" West a distance of 550.00 feet to a point of curve;

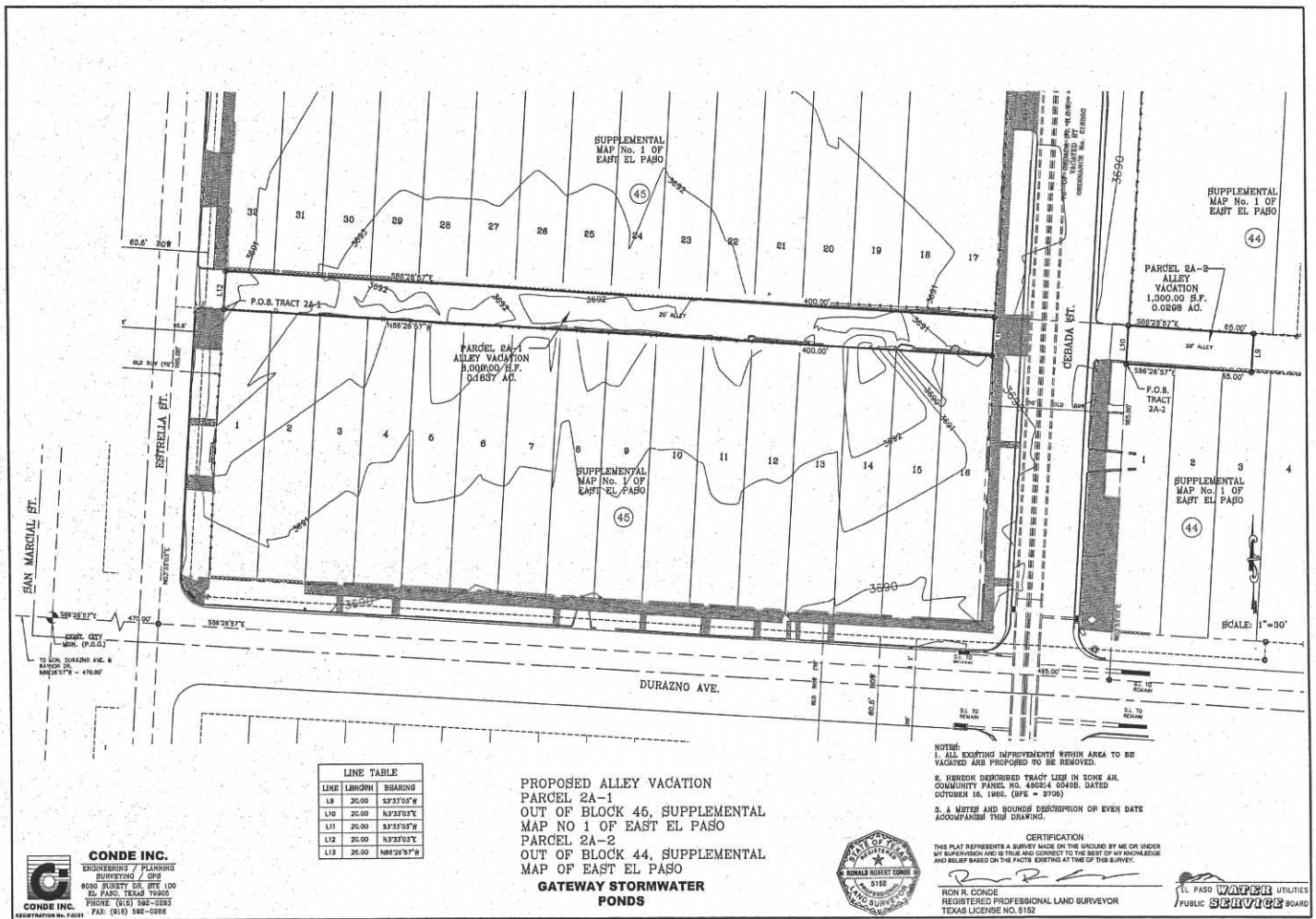
Thence, 14.92 feet along the arc of a curve to the right which has a radius of 9.50 feet a central angle of 90°00'00" a chord which bears North 41°26'57" West a distance of 13.44 feet to the "TRUE POINT OF BEGINNING" and containing 5,295.88 square feet or 0.1216 acres of land more or less.

Note: A drawing of even date accompanies this description.


Ron R. Conde
R.P.L.S. No. 5125



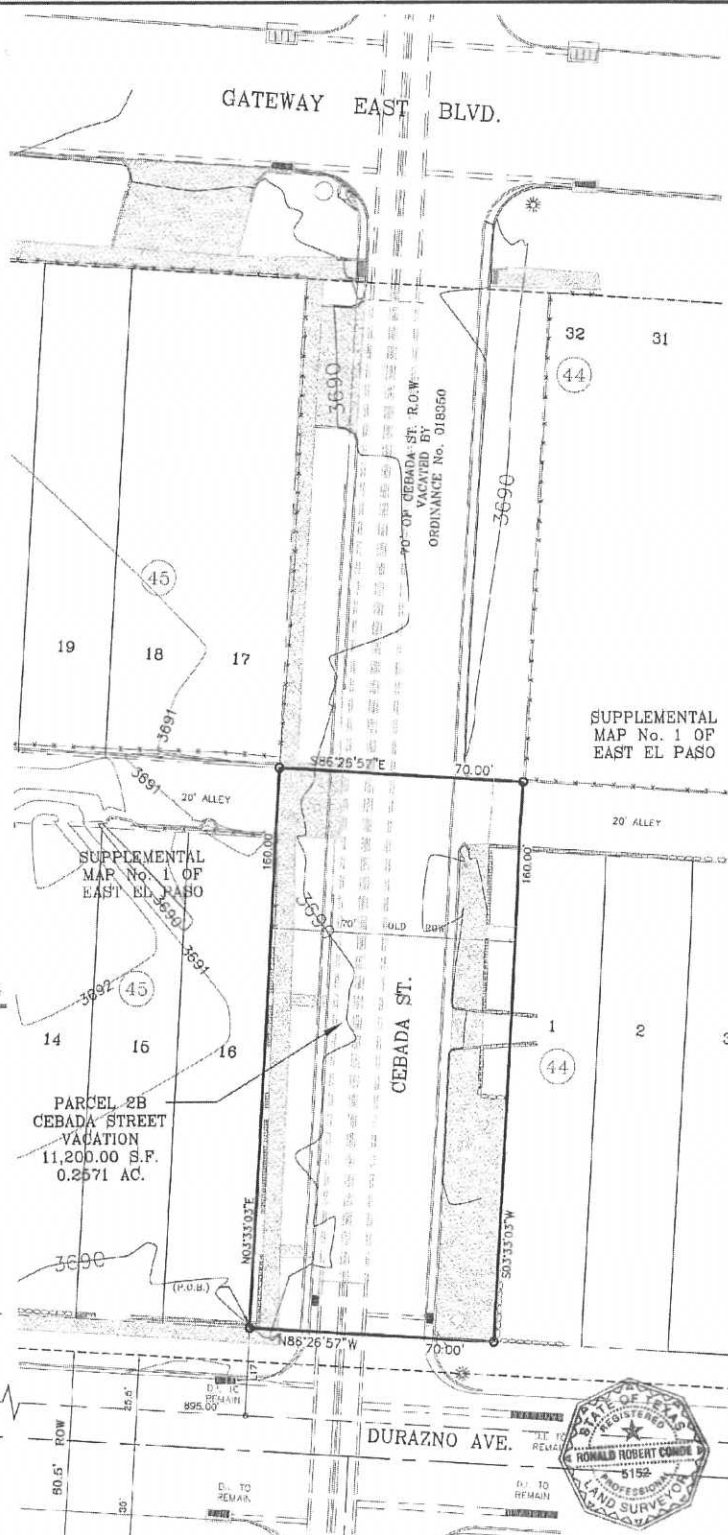
CONDE INC
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6080 SURETY DRIVE / SUITE 100 / EL PASO, TEXAS 79905
(915) 592-0283 FAX (915) 592-0286



LINE TABLE		
LINE	LENGTH	BEARING
L17	25.00	S33°03'W



- NOTES:
1. ALL EXISTING IMPROVEMENTS WITHIN AREA TO BE VACATED ARE PROPOSED TO BE REMOVED.
 2. A METES AND BOUNDS DESCRIPTION OF EVEN DATE ACCOMPANIES THIS DRAWING.
 3. HEREON DESCRIBED TRACT LIES IN ZONE 4H, COMMUNITY PANEL NO. 480214 0040B, DATED OCTOBER 15, 1982. (BFB = 3706)



CONDE INC.
REGISTRATION NO. F-2321

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
608C SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 582-0283
FAX: (915) 582-0288

PARCEL 2B
(CEBADA STREET VACATION)
BEING A PORTION OF CEBADA STREET
OUT OF SUPPLEMENTAL MAP NO. 1 OF
EAST EL PASO
**GATEWAY STORMWATER
PONDS**




CERTIFICATION
THIS PLAN REPRESENTS A SURVEY MADE ON THE GROUND BY ME OR UNDER MY
SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND
BELIEF BASED ON THE FACTS EXISTING AT THE TIME OF THIS SURVEY.

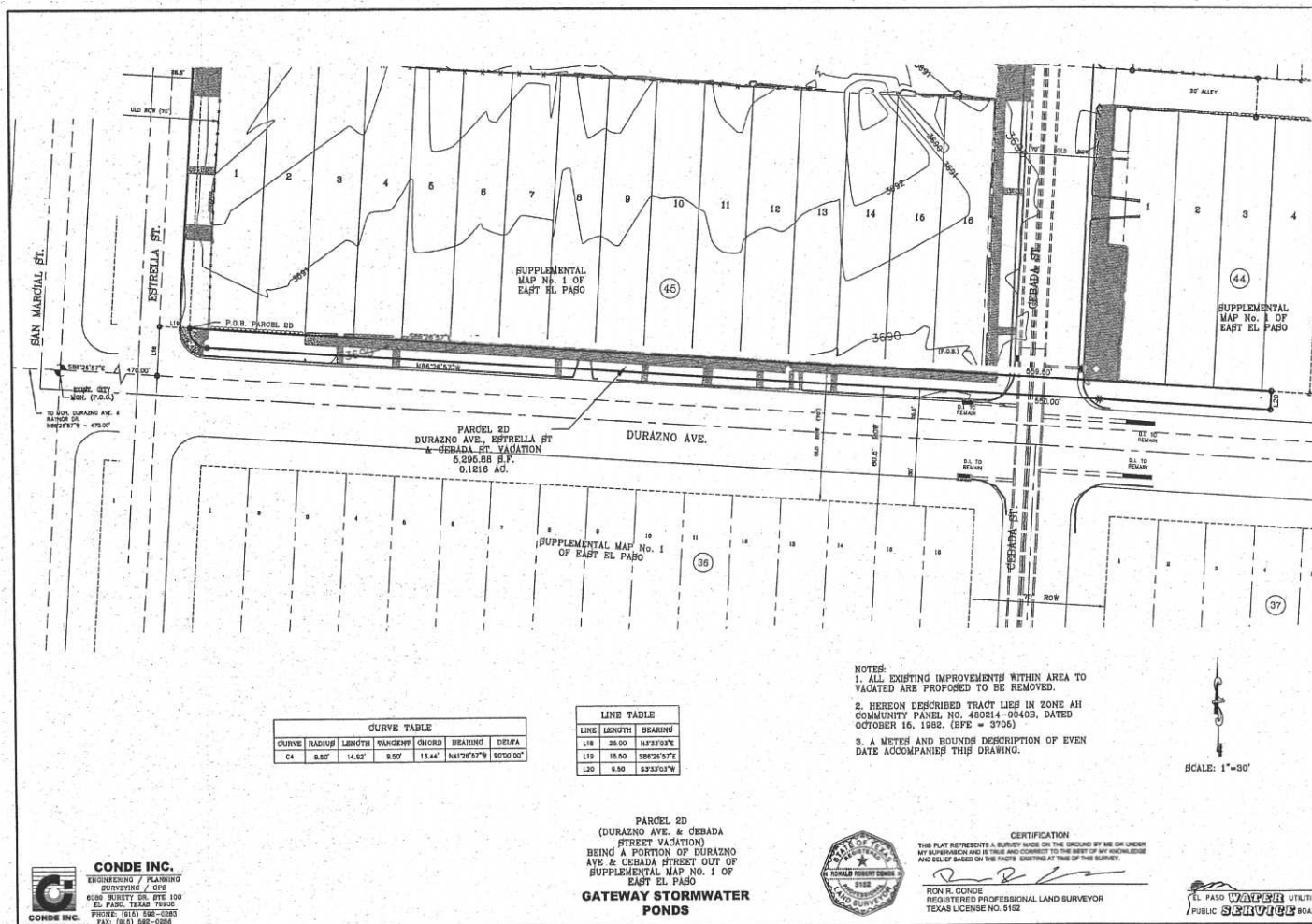
RON R. CONDE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS LICENSE NO. 5152

CERTIFICATION

THIS PLAN REPRESENTS A SURVEY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF BASED ON THE FACTS EXISTING AT TIME OF THIS SURVEY.



RON R. CONDE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS LICENSE NO. 5152



MEMORANDUM

DATE: October 12, 2015

TO: The Honorable Mayor and City Council
Tomas Gonzalez, City Manager

FROM: Larry F. Nichols, Director of Planning & Inspections Department
Jeff Howell, Planner

SUBJECT: Right-of-Way Vacation SURW15-00011 (South of Gateway East and East of Piedras)

The proposed right-of-way vacation was scheduled for the City Plan Commission (CPC), on September 24, 2015. The CPC recommended **approval** of the proposed right-of-way vacation.

The recommendation is based on the determination that the right-of-way vacation is in the best interest, health, safety and welfare of the public in general; and will have no effect on the natural environment, social economic conditions, and property values in the vicinity and the city as a whole.

Property Owners/Applicant: El Paso Water Utilities

Attachments: Staff Report



City of El Paso – City Plan Commission Staff Report

REVISED

Case No: SURW15-00011 Cebada Street and Alley Vacation No. 3
Application Type: Right-of-Way Vacation
CPC Hearing Date: September 24, 2015
Staff Planner: Jeff Howell, (915) 212-1607, howelljb@elpasotexas.gov
Location: South of Gateway East and East of Piedras
Acreage: 0.6576 acres
Rep District: 8
Existing Use: Street right-of-way, Alley
Existing Zoning: C-4 (Commercial), M-1 (Manufacturing), A-3 (Apartment), A-3/c (Apartment/condition)
Proposed Zoning: C-4 (Commercial), M-1 (Manufacturing), A-3 (Apartment), A-3/c (Apartment/condition)
Property Owner: El Paso Water Utilities
Applicant: El Paso Water Utilities
Representative: Conde, Inc.

SURROUNDING ZONING AND LAND USE

North: C-4 (Commercial) / Pond, A-3 (Apartment) / Single-family home
South: M-1 (Manufacturing) / Industrial Development/ Single-family homes, A-3/c (Apartment/condition) / Single-family home
East: M-1 (Manufacturing) / Single-family homes
West: C-4 (Commercial) / Commercial Development, M-1 (Manufacturing) / Single-family homes

PLAN EL PASO DESIGNATION: G2, Traditional Neighborhood (Walkable)

APPLICATION DESCRIPTION

The applicant is proposing to vacate a 70' wide portion of Cebada Street (0.2571 acres), a 9.5' wide portion of Durazno Avenue (0.1216 acres), a 9.5' wide portion of Estrella Street (0.0654 acres), and a 20' alley from Estrella Street to Cebada Street (0.1837 acres) and a portion between Cebada Street and Luna Street (0.0298 acres). The area to be vacated is needed for the construction of a stormwater pond within the existing Lots 1-16, Block 45, and Lots 1-4, Block 44 East El Paso Addition, which are all owned by the applicant.

The applicant is requesting approval of an alternative design for the remaining street right-of-ways after the vacation is complete:

- Durazno Avenue and Estrella Street-ROW reduction from 70' to 60.5', 5' sidewalk, and

bulb-outs for street trees.

NEIGHBORHOOD INPUT

Notice of a Public Hearing was mailed to all property owners within 200 feet of the subject property and within the contiguous blocks of the original subdivision on September 9, 2015. The Planning Division did not receive any communication in support nor against this request.

DEVELOPMENT COORDINATING COMMITTEE

The Development Coordinating Committee recommends **approval** of Cebada Street and Alley Vacation No. 3 subject to the following conditions.

Planning Division Recommendation:

Staff recommends **approval** of Cebada Street and Alley Vacation No. 3 and **approval** of the alternative design request in accordance with the provision for waivers outlined in section 19.26.040 of the city's municipal code. Additionally the proposal meets the intent of this title and provides the same level or greater of protection, service or adequacy of the original requirement.

Planning and Inspections Department - Land Development

No objections.

Capital Improvement Program - Transportation

We have reviewed **Cebada Street – Right of Way Vacation**, a survey map and on behalf of CID Parks & Planning Division we offer “No” objections to this proposed street Right of Way vacation request provided that frontage improvements along the portions to be vacated are provided with a minimum of five-foot sidewalks and five-foot landscaped parkways per the requirements found in El Paso City Code (EPCC) 19.15060.A, EPCC 19.15.110, and consistent with the City of El Paso Design Standards for Construction.

El Paso Water Utilities

1. (EPWU) does not object to this request.

2. Existing water and sanitary sewer mains along the alley south of Gateway East Boulevard & east of Estrella Street and portion of the alley east of Cebada Street and along Cebada Street will be relocated or abandoned as required by the stormwater project.

El Paso Fire Department

No comments received.

Sun Metro

Sun metro is not opposed to this request.

TxDOT

No comments received.

Central Appraisal District

No comments received.

Time Warner Cable

Time Warner Cable (TWC) of Dallas has aerial and underground facilities within the Property Description shown on the documents provided by the requestor, within the city of El Paso, TX. TWC does reserve the right to have access to any applicable utility easements on the property for the purpose of future construction or maintenance. The owner and/or lessee of said property may also be responsible for the relocation/removal of any structure interfering with access to these

easements, if necessary.

El Paso Electric Company

No comments received.

Texas Gas Company

Texas Gas Service has retired their facilities in this area, therefore, we have no objections to the street and alley right-of-way.

El Paso Independent School District

No comments received.

Attachments

1. Location Map
2. Aerial Map
3. Survey(s)
4. Alternative Design Request
5. Application

ATTACHMENT 1

**CEBADA STREET & ALLEY VACATION
NO. 3**

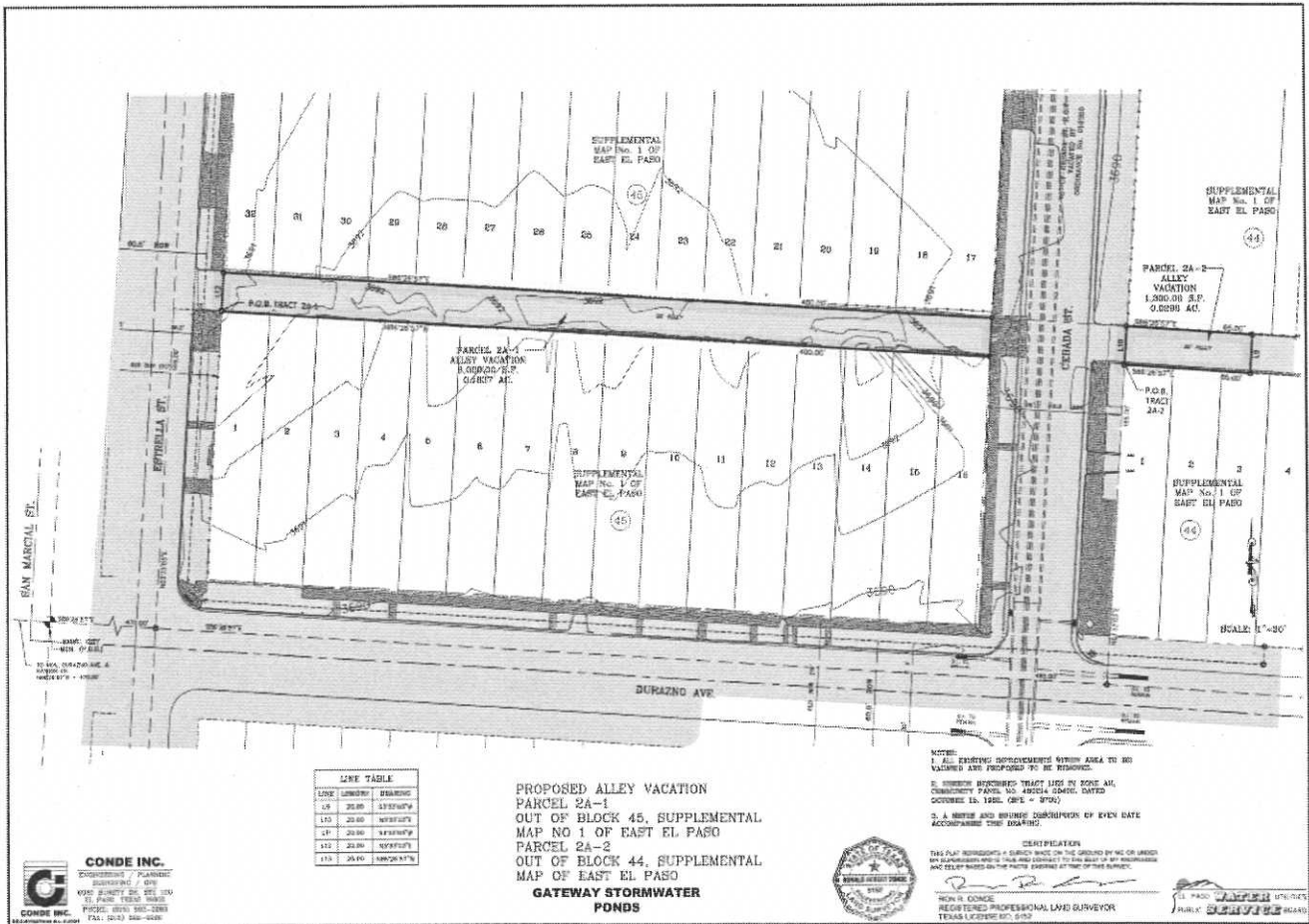


ATTACHMENT 2

CEBADA STREET & ALLEY VACATION
NO. 3



ATTACHMENT 3



SCALE: 1"=30'

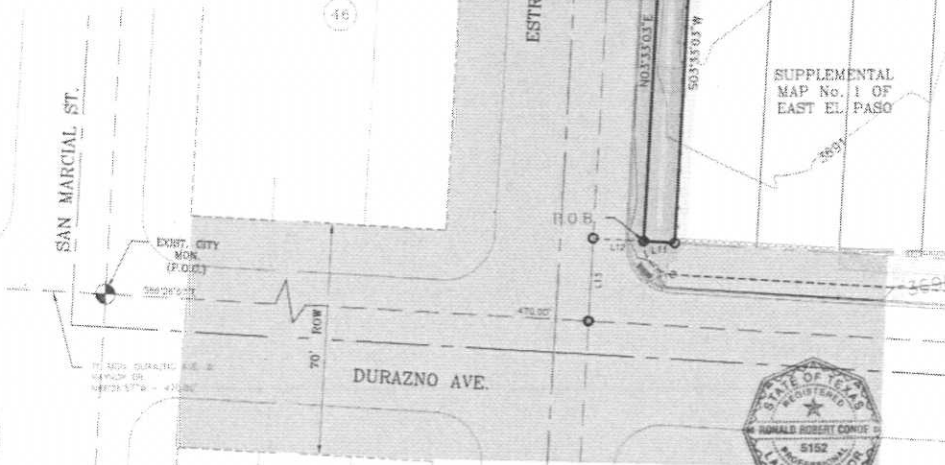
LINE TABLE		
LINE	LENGTH	BEARING
L10	9.50	S86°26'57"E
L11	9.50	N86°26'57"W
L12	12.50	N86°26'57"W
L13	25.00	N1°23'03"E

- NOTES:
1. ALL EXISTING IMPROVEMENTS WITHIN AREA TO BE VACATED ARE PROPOSED TO BE REMOVED.
 2. HEREON DESCRIBED TRACT LIES IN ZONE AH, COMMUNITY PANEL NO. 480214 00408, DATED OCTOBER 18, 1982, (SFE = 8705).
 3. A METES AND BOUNDS DESCRIPTION OF EVEN DATE ACCOMPANIES THIS DRAWING.

SUPPLEMENTAL
MAP No. 1
EAST EL PASO

SUPPLEMENTAL
MAP No. 1 OF
EAST EL PASO

SUPPLEMENTAL
MAP No. 1 OF
EAST EL PASO

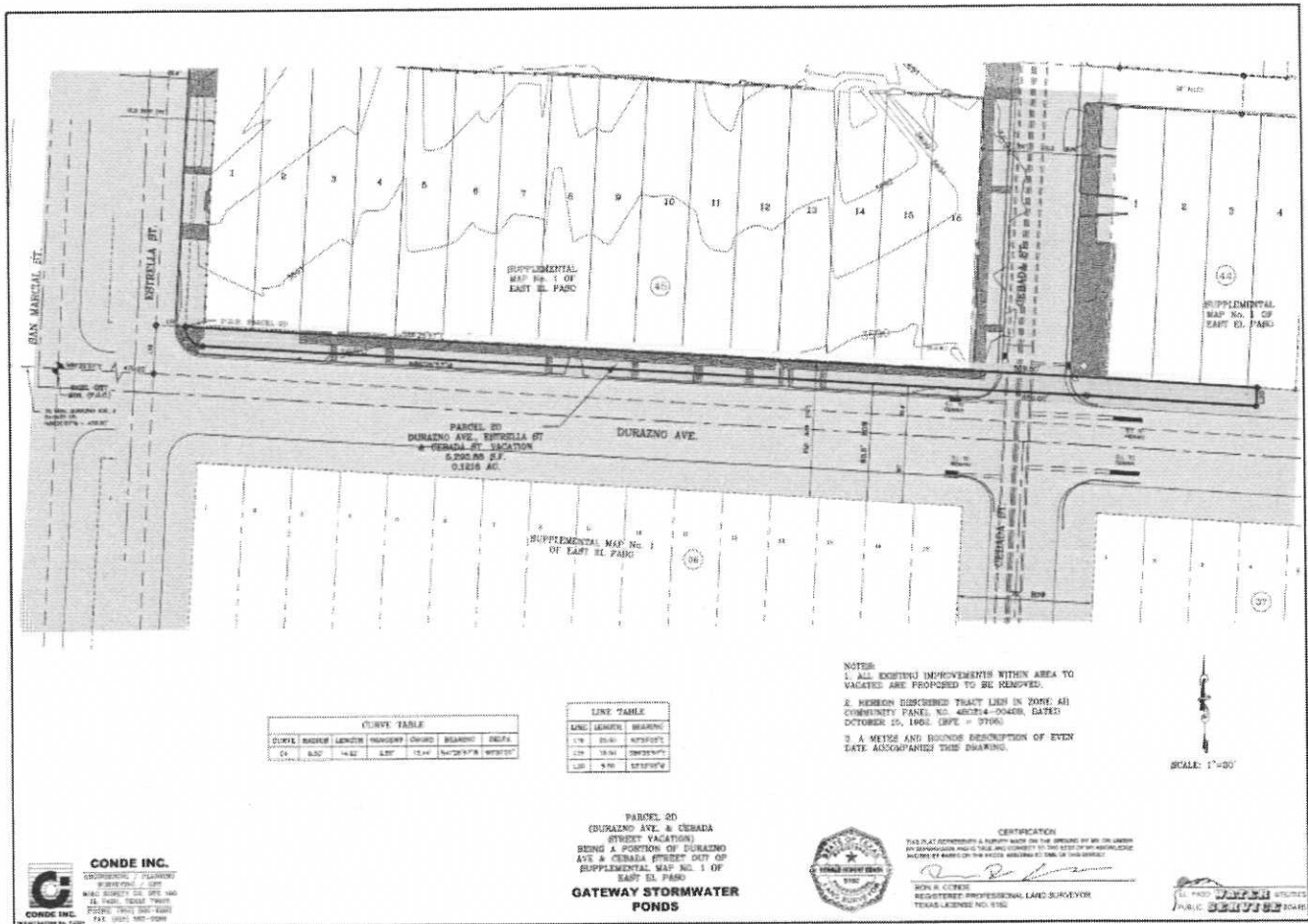


CONDE INC.
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8500 SURVEY DR STE 100
EL PASO, TEXAS 79905
PHONE (915) 592-8283
FAX (915) 592-8286
REGISTRATION No. F-2325

PARCEL 20
(ESTRELLA STREET VACATION)
BEING A PORTION OF CEBADA STREET
OUT OF SUPPLEMENTAL MAP NO. 1 OF
EAST EL PASO
**GATEWAY STORMWATER
PONDS**



CERTIFICATION
THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND BY ME OR UNDER MY
SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND
BELIEF BASED ON THE FACTS EXISTING AT THE DATE THIS PLAT WAS
MADE.
RONALD ROBERT CONDE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS LICENSE NO. 5152



ATTACHMENT 4



CONDE INC

September 14, 2015

Jeffrey Howell
City of El Paso
Planning and Inspections Department
801 Texas Avenue
El Paso, Texas 79901

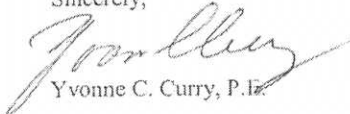
Re: Gateway Stormwater Ponds Vacation Request - Estrella and Durazno Streets Substandard
Street Waiver request

Dear Jeffery,

On behalf of El Paso Water Utilities, we want to thank you for your assistance regarding the processing of the vacation request for the Gateway Stormwater Pond south - street vacation request. Please accept this letter as our formal waiver/exception request per Title 19.48 - Petition for waiver or exceptions. This waiver is being requested due to the fact that Estrella and Durazno Streets existing right-of-way will be reduced. There is an existing 15 foot sidewalk/parkway section that will be reduced to a 5 foot sidewalk section with landscape 8 foot landscape bulb out for trees in lieu of a parkway every 50 feet on center. This design allows for two vehicles to park between the street trees. This design also allows for the existing street curb to curb cross section to be maintained in order to provide maximum storm runoff carrying capacity.

If you have any questions or need additional information, please do not hesitate to contact us.

Sincerely,



Yvonne C. Curry, P.E.

Project Engineer

ENGINEERING/PLANNING/SURVEYING

6080 SURETY DR., SUITE 100 / EL PASO, TEXAS 79905 / (915) 592-0283 / FAX (915) 592-0285

ATTACHMENT 5



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

Date: August 12, 2015

File No. SURW15-00011

1. APPLICANTS NAME City of El Paso/El Paso Water Utilities/Public Service Board (Stormwater Utility)
ADDRESS 1154 Hawkins ZIP CODE 79925 TELEPHONE 915-594-5636

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

Street X Alley X Easement _____ Other _____

Street Name(s) Ptn. of Cebada, Estrella and Durazno Streets Subdivision Name Supplemental Map No. 1 of East El Paso, Texas

Abutting Blocks 44 and 45 Abutting Lots for Alley are Blk. 45 Lots 1- 32 & Blk. 44 Lots 1-4 and 1/2 29 and 30 - 32; for Estrella St. Blk. 45, Lots 1 & 32 and Blk. 44, Lots 1 & 32; Durazno St. Lots 1-16 and for Cebada St., Blk. 45, Lot 16 and Blk. 44 Lot 1

3. Reason for vacation request: Intend to construct a stormwater pond within Portion of Blocks 44 and 45 and the proposed vacated right of ways
4. Surface Improvements located in subject property to be vacated:
None _____ Paving X Curb & Gutter X Power Lines/Poles X Fences/Walls _____ Structures _____ Other _____
5. Underground Improvements located in the existing rights-of-way:
None _____ Telephone _____ Electric _____ Gas _____ Water X Sewer X Storm Drain _____ Other _____
6. Future use of the vacated right-of-way:
Yards _____ Parking _____ Expand Building Area _____ Replat with abutting Land _____ Other X (Stormwater Pond)
7. Related Applications which are pending (give name or file number): **(A Subdivision Replat to be submitted along with vacation application)**
Zoning _____ Board of Adjustment _____ Subdivision X 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
_____	All of Block 45 and Portion of Block 44	
_____	Supplemental Map No. 1 of East El Paso, Texas.	594-5636
_____	_____	<u>594-5513</u>

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.

*Effective September 1, 2014, a 3% technology fee has been added to all Planning application fees.

OWNER SIGNATURE: Cynthia De Anda

REPRESENTATIVE: Alma De Anda/Grisel Arizpe

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

City Development Department
811 Texas | P.O. Box 1890 | El Paso, Texas 79950-1890 | (915) 212-0085



Recommendation/Public Input

- **Planning & Inspections Recommendation:** Approval
- **CPC Vote:** Unanimous Approval

Strategic Goal #7-Enhance and Sustain El Paso's Infrastructure Network

- 7.1 Provide reliable and sustainable water supply and distribution systems
- 7.4 Continue the strategic investment in City facilities and technology

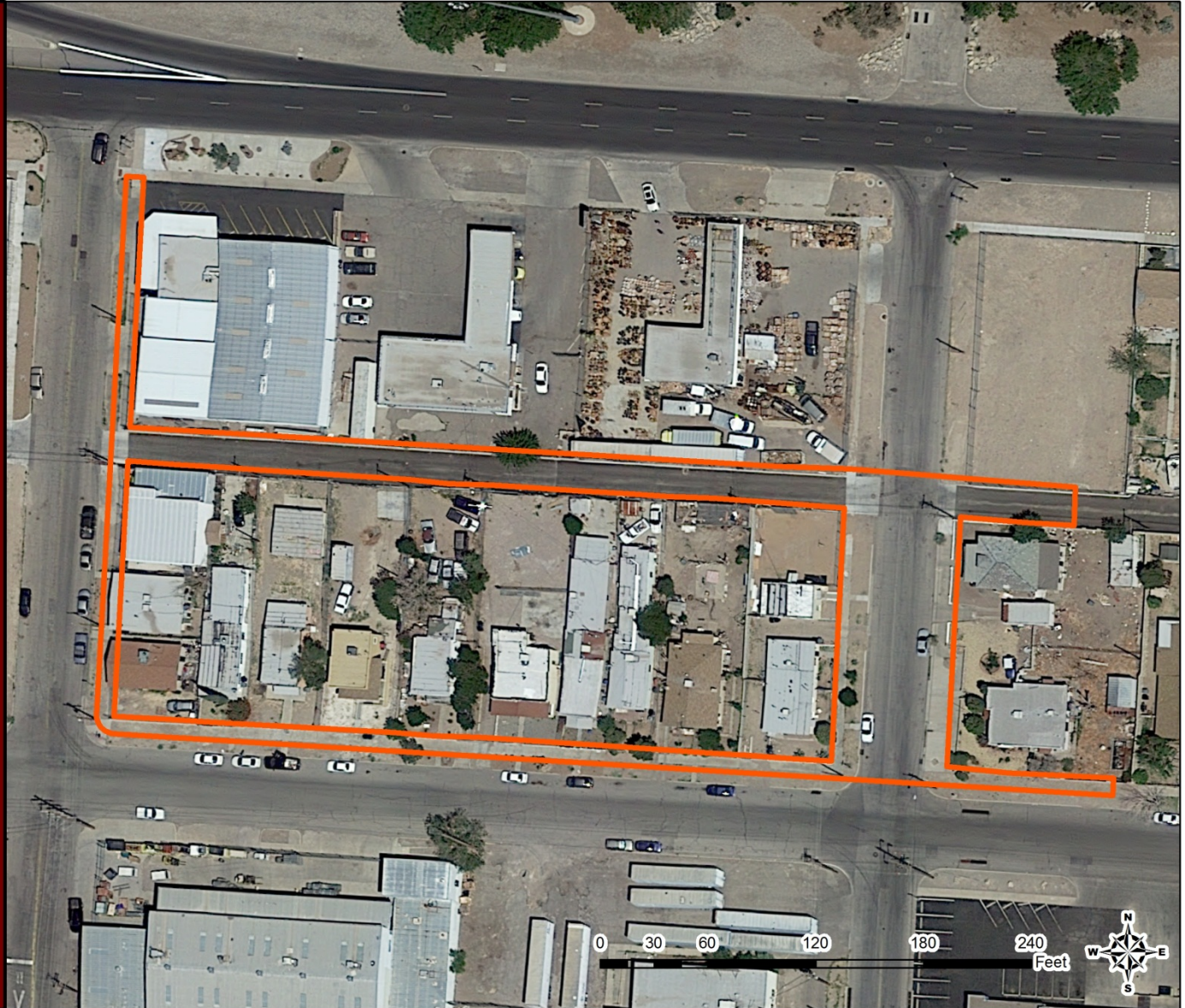


CEBADA STREET & ALLEY VACATION NO. 3





CEBADA STREET & ALLEY VACATION NO. 3





EL PASO WATER UTILITIES
PUBLIC SERVICE BOARD

LINE TABLE		
LINE	LENGTH	BEARING
L17	25.00	S73°03'03"W

SCALE: 1"=30'

NOTES:

1. ALL EXISTING IMPROVEMENTS WITHIN AREA TO BE VACATED ARE PROPOSED TO BE REMOVED.
2. A METES AND BOUNDS DESCRIPTION OF EVEN DATE ACCOMPANIES THIS DRAWING.
3. HEREON DESCRIBED TRACT LIES IN ZONE AH, COMMUNITY PANEL NO. 480214 0340B, DATED OCTOBER 16, 1982. (BFE = 3706)

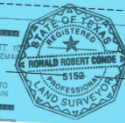
SAN MARCIAL ST.

EXIST. CITY MON. (P.O.C.)
S86°28'57"E
TO MON. DURAZNO AVE. & PAVIOR DR.
N86°26'57"W - 470.00'



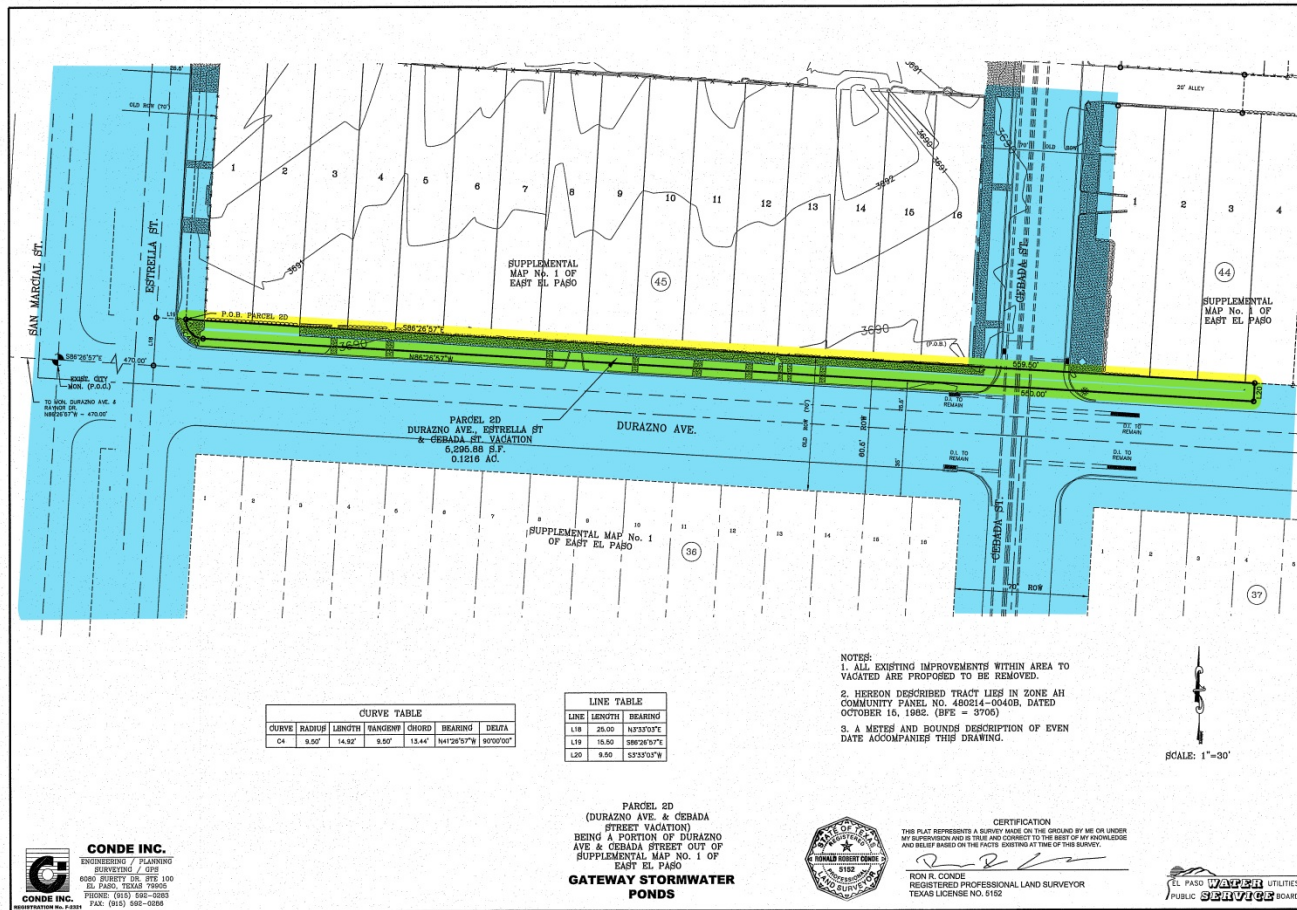
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

PARCEL 2B
(CEBADA STREET VACATION)
BEING A PORTION OF CEBADA STREET
OUT OF SUPPLEMENTAL MAP NO. 1 OF
EAST EL PASO
**GATEWAY STORMWATER
PONDS**



CERTIFICATION
THIS PLAT REPRESENTS A SURVEY BASED ON THE RECORDS BY ME OR UNDER MY SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF BASED ON THE FACTS FURNISHED AT TIME OF THIS SURVEY.
R. Conde
RON R. CONDE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS LICENSE NO. 5152

S:\CEVERO\DATA\CI\GATEWAY STORMWATER S POND.dwg, VAC-CEBADA, 9/14/2015 10:25:20 AM, ccorrea



S:\CEYERO\DATA\CT\GATEWAY STORMWATER 3 POND.dwg, VAC-DURAZNO, 9/22/2015 1:28:16 PM, ccoates

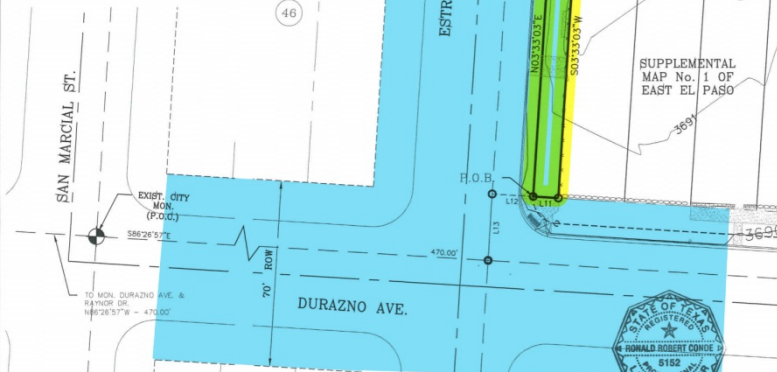


EL PASO WATER UTILITIES
PUBLIC SERVICE BOARD

SCALE: 1"=30'

LINE TABLE		
LINE	LENGTH	BEARING
L10	9.50	S86°26'57"E
L11	9.50	N86°26'57"W
L12	15.50	N86°26'57"W
L13	25.00	N33°03"E

- NOTES:
1. ALL EXISTING IMPROVEMENTS WITHIN AREA TO BE VACATED ARE PROPOSED TO BE REMOVED.
 2. HEREON DESCRIBED TRACT LIES IN ZONE AH, COMMUNITY PANEL NO. 460214 0040B, DATED OCTOBER 16, 1982. (BFE = 3705)
 3. A METES AND BOUNDS DESCRIPTION OF EVEN DATE ACCOMPANIES THIS DRAWING.



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286
REGISTRATION No. F-2321

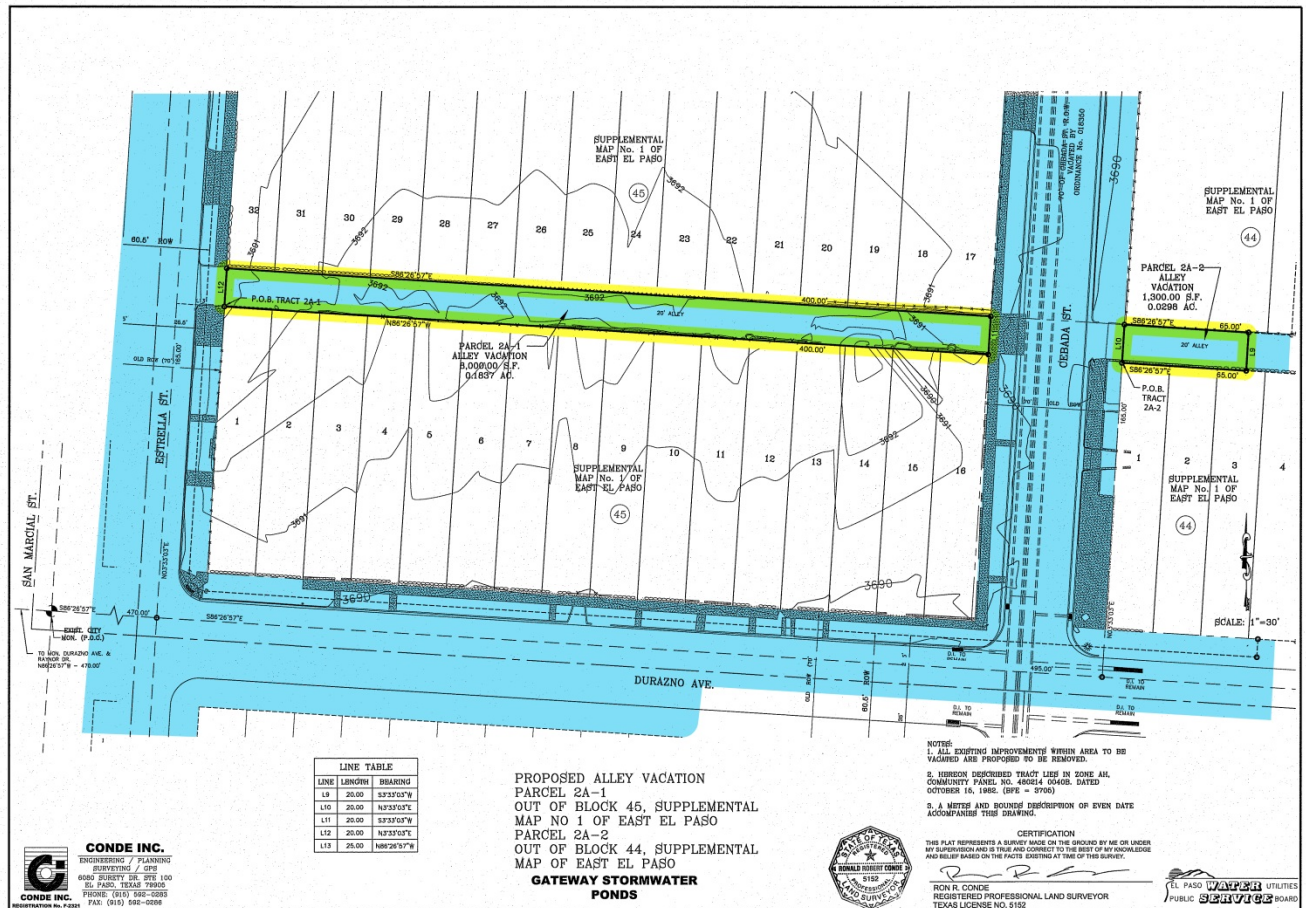
PARCEL 2C
(ESTRELLA STREET VACATION)
BEING A PORTION OF CEBADA STREET
OUT OF SUPPLEMENTAL MAP NO. 1 OF
EAST EL PASO
**GATEWAY STORMWATER
PONDS**



CERTIFICATION
THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUNDS BY ME OR UNDER MY
SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND
BELIEF BASED ON THE FACTS EXISTING AT THE TIME OF THIS SURVEY.
RON R. CONDE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS LICENSE NO. 6152

S:\CEVERO\DATA\CI\GATEWAY STORMWATER S POND.dwg, VAC-ESTRELLA, 9/14/2015 10:24:32 AM, ccorlez

"Delivering Outstanding Services"

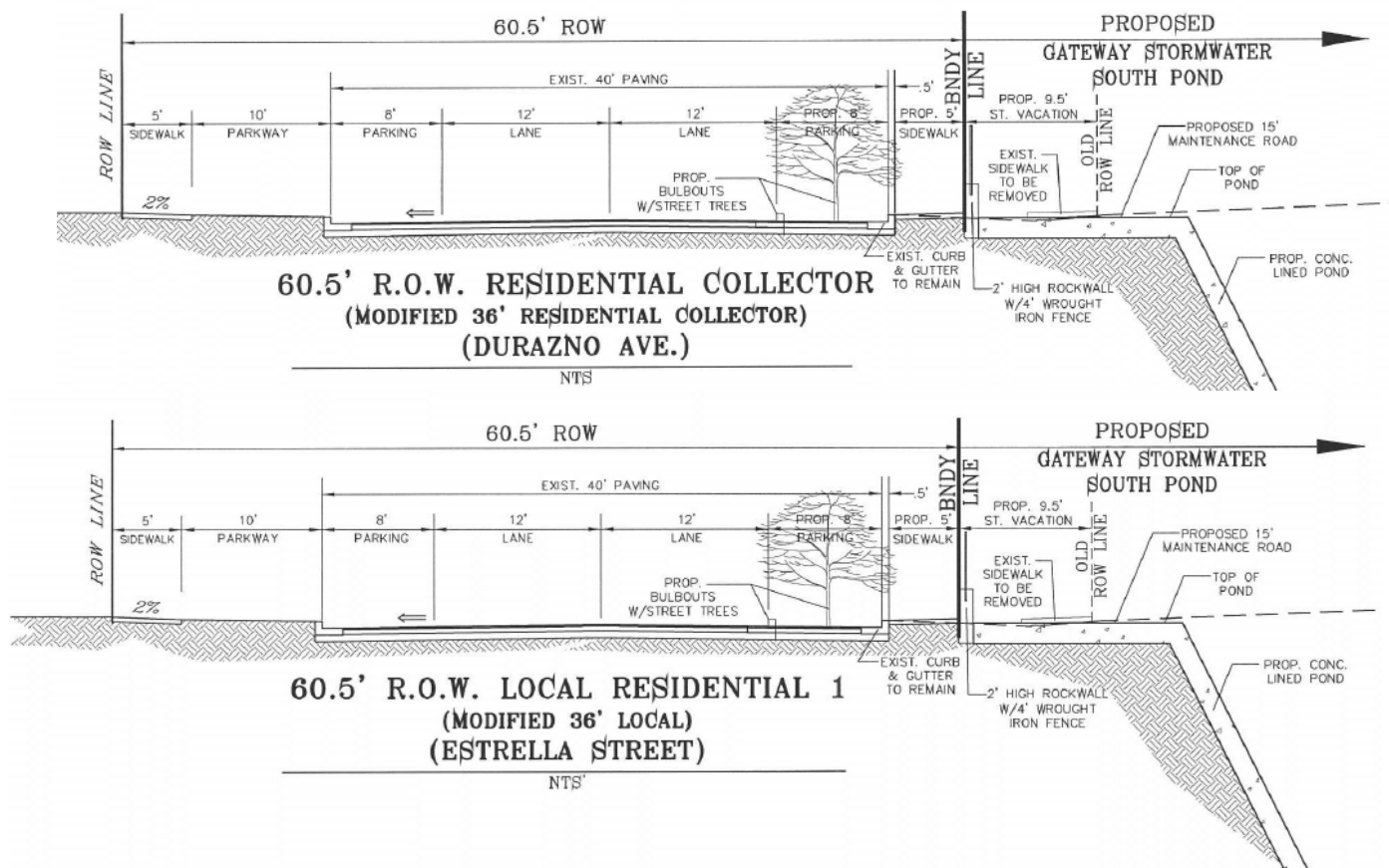


S:\CITY\DATA\G\GATEWAY STORMWATER S POND.dwg, Vac-Alley, 9/22/2015 1:31:02 PM, ecorles



The applicant is requesting the following modifications:

- An alternative design for the remaining street right-of-way after the vacations are complete.





View looking along Cebada toward the North



View looking along the Durazno toward the East



View looking along Estrella toward the North



View looking along the alley toward the East



Supplemental Map
No 1, of
**East El Paso,
Texas.**

Surveyed in 1904, by - Beards, 30074

Dedicated by
East El Paso Town Co.



Legend

This map is the first Supplemental Map filed in the office of the County Clerk of El Paso County, Texas, following the filing of the map of said city, and is subject to the same provisions of law as the original map. The lots, including their acreage and area, are shown on this map, and are subject to the same provisions of law as the original map. The lots, including their acreage and area, are shown on this map, and are subject to the same provisions of law as the original map. The lots, including their acreage and area, are shown on this map, and are subject to the same provisions of law as the original map.

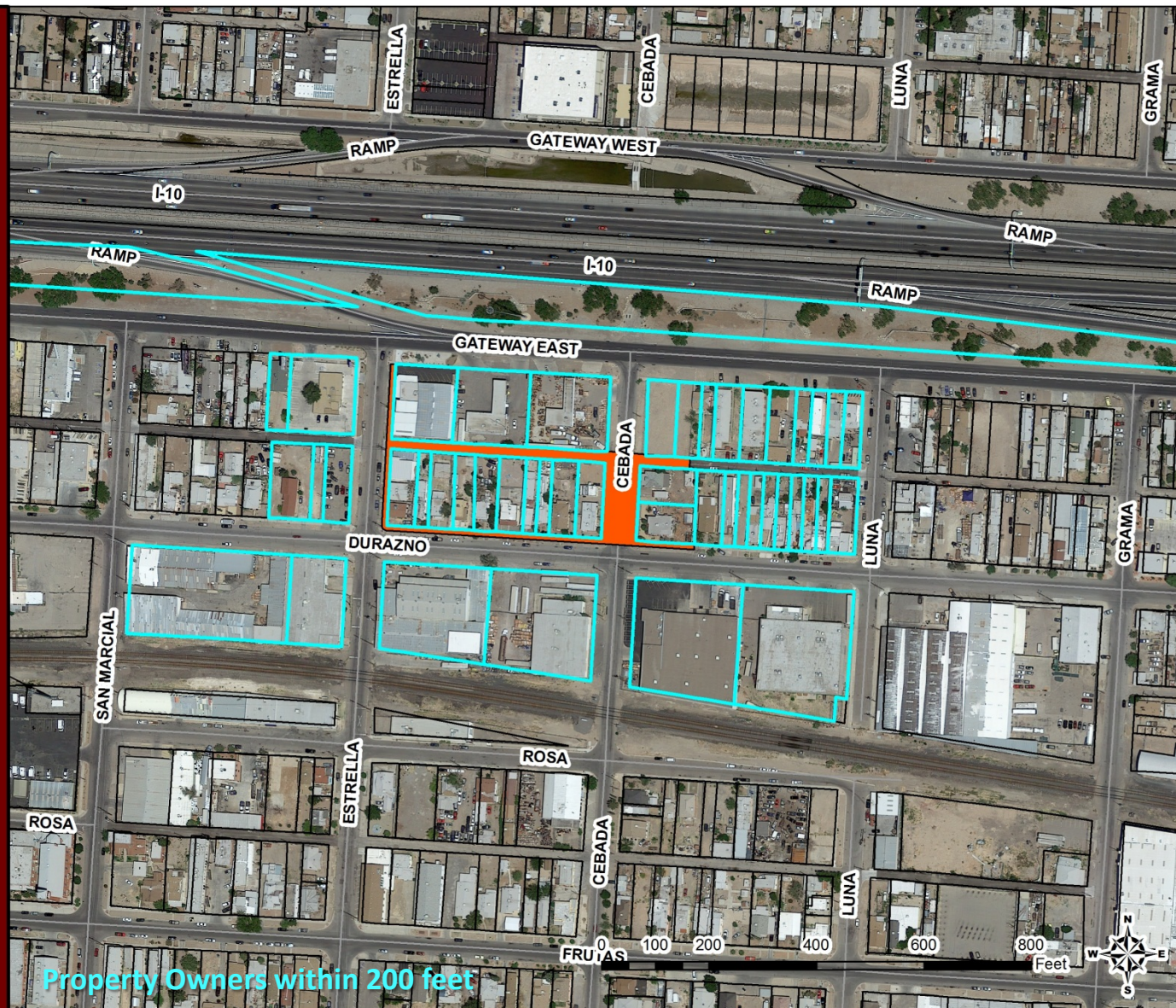
Each of these
County of El Paso
Beards, 30074, a duly qualified surveyor, do hereby certify that the above described lots and area are correctly shown on this map, and are subject to the same provisions of law as the original map. The lots, including their acreage and area, are shown on this map, and are subject to the same provisions of law as the original map.

Witness my hand and seal of office, at El Paso, Texas, this 1st day of May, 1904.

By *Beards, 30074*
County Clerk



CEBADA STREET & ALLEY VACATION NO. 3





CEBADA STREET & ALLEY VACATION NO. 3

