
Requested Council Meeting Date: November 2, 2015

Item: COUNCIL BILL NO. 2015-276

Originating Department: PLANNING & COMMUNITY DEVELOPMENT

Attachments: 1) Copy of Council Bill
2) Planning Report
3) Commission Minutes

Planning/Community Development Manager: Troy Bolander

City Attorney: Peter C. Edwards

City Manager: Samuel L. Anselm

Board or Commission: Planning and Zoning Commission

Date: 10/15/2015

Recommended Action: Planning and Zoning Commission recommended approval by a vote of “6 in favor, 1 absent”

SUMMARY/REQUEST:

Case 037-15: 175 Feet north of the Northwest Corner of 15th Street and Range Line Road – A request for the vacation of an alley easement – Majzoub Family Trust.

STAFF SUMMARY:

This easement is the site for the future Chili’s development at the Northwest Corner of 15th Street and Range Line Road. In order to construct the restaurant on this site, Chili’s needs to build on top of the location of the existing easement. This is an alley easement that is also used for utility lines within the alley. Currently there is a sanitary sewer line that runs through the easement.

These lots were rezoned C-3-PD and the Chili’s site plan was approved by Planning and Zoning on April 13, 2015 and the City Council on May 18, 2015.

Staff recommends approval of Case 037-15.

PLANNING & ZONING COMMISSION TESTIMONY:

Mr. Mike Mellinger appeared representing the Majzoub Family Trust to request the vacation of the alley in Case 037-15. Several months ago, they appeared before this commission and the City Council to request zoning of this property for Chili’s but did not have consent from all the utility companies to vacate the alley. They have now received consent from all the utilities and are now requesting the alley vacation.

PUBLIC COMMENT:

None.