
PLANNING AND ZONING COMMISSION STAFF REPORT

Meeting

Date: October 12, 2021

To: Chairman and Members of the Planning and Zoning Commission

From: Calvin Chaney, Fire Chief/Code Enforcement

Subject: Request to abandon alley in the 800 block of Walker Street East

Purpose:

Consider and make a recommendation on request PZ 21-02 by Tommy Wimberley to close an alley in the 800 block of E. Walker - East Breck Addition, Block N, between Dubois Avenue and Camden Avenue in Breckenridge, Texas.

Existing Condition of Property:

The property in question is the alleyway behind the open lot at 810 E. Walker. The property has been cleared of grass and trees—Raydon construction manicured lot for construction.

Adjacent Existing Land Uses and Zoning:

North: Christian Fellowship Church – Zoned R3
South: US Hwy. 180 – Zoned C1
East: Valero Minit Mart and residential home, both Zoned C2
West: Cedar Creek Taxidermy and residential home, both Zoned I1

Development Review Analysis:

Tommy Wimberley (Petitioner) is the current owner and is requesting alley closure on behalf of the pending sale to Atwell Group, LLC, which will then develop new construction for Allsup's. Atwell Group, LLC would like to remove all utilities in the alleyway, including city sewer, Oncor delivery lines, AT&T cable, and Suddenlink Communications. Atwell Group, LLC has contacted all utility providers to petition the removal of their services from the alleyway. Staff has spoken to the Oncor representative, Gordon Drake, to confirm the request about electrical distribution lines being relocated.

Staff Recommendation:

City staff forwards this request for your consideration and requests should the commission approve the vacating of the alleyway; they do so with the condition that all utilities be relocated prior to the alleyway closure.

Attachments:

Petitioner request and corresponding documents
Email correspondence between Atwell Group, LLC and Suddenlink, AT&T, and Oncor Electric Delivery