



MEETING DATE: April 14, 2026
PRESENTED BY: Xavier Cervantes, AICP, CPM, Director of Planning
AGENDA ITEM: Consideration and possible action to approve Ordinance No. _____ to abandon and vacate a Temporary Fire Lane Easement being the East 15 feet of Lot 1, Block 1, Shary Meadows Subdivision, located at 1910 E. Business 83, Applicant Ivan E. De Leon and Maria F. Martinez - Cervantes

NATURE OF REQUEST:

Project Timeline:

- February 2, 2026 – Letter submitted by the property owners authorizing the applicants to request the abandonment of the Temporary Fire Lane Easement.
- April 14, 2026 – Consideration of the request by the City Council.

Summary:

- Ivan E. De Leon and Maria F. Martinez, a married couple and the applicants, are requesting that the Temporary Fire Lane Easement located along the East 15 feet of Lot 1, Block 1, Shary Meadows Subdivision be abandoned and vacated to allow for commercial development on the subject property.
- The Shary Meadows Subdivision was recorded on October 27, 1994.
- At the time of the Shary Meadows subdivision processing, the property to the East, where the Auto Zone business is located, was not developed at the time. Due to the property not being developed at the time, the Temporary Fire Lane Easement was required. Since the development of the property to the East has taken place, the alley along the South side was extended and connects to Glasscock Road. As a result, the Temporary Fire Lane Easement established during the recording of the Shary Meadows subdivision is not needed anymore.
- The subject property is currently vacant.
- The requested abandonment of the Temporary Fire Lane Easement has been reviewed and approved by the Engineering, Public Works and Fire Departments.
- The abandonment of the easement will allow the construction of a new business in the property.
- The attached ordinance will abandon and vacate the Temporary Fire Lane Easement located along the East 15 feet of Lot 1, Block 1, Shary Meadows Subdivision.

