ACTION FORM
BRYAN CITY COUNCIL

Meeting Date (?) 07/12/2016

Subject Matter* (?) RA16-03: alley Block 43 Oak Grove Park Subdivision
This must match rolling agenda entry

Department of Origin* DEVELOPMENT SERVICES

Submitted By* Martin Zimmermann

Type of Meeting* ○ BCD ○ Special ◉ Regular

Classification* ○ Public Hearing ◉ Consent ○ Statutory ○ Regular

Ordinance* ○ None ○ First Read ◉ Second Read ○ First & Only Read

Strategic Initiative* ☑ Public Safety ☐ Service ☐ Economic Development ☑ Infrastructure ☐ Quality of Life

Agenda Item Description* Consideration of a request to abandon an approximately 0.1148 acre section of public alley right-of-way extending east-to-west between Turkey Street and Tidwell Avenue in Block 43 of the Oak Grove Park Subdivision in Bryan, Brazos County, Texas. (case no. RA16-03)

Summary Statement* The applicant, Luis Rodriguez Jr, and all abutting property owners are requesting the official abandonment of a 250-foot long by 20-foot wide public alley right-of-way in Block 43 of the Oak Grove Park Subdivision. The right-of-way in question was originally dedicated with the Oak Grove Park Addition plat that was recorded at the Brazos County Court House in 1913 and has never been improved with a driving surface. The lots located to the north remain undeveloped and are owned by the applicant. Properties to the south, Lots 6 and 8, are developed with single-family homes and Lot 9 is developed with an accessory structure. As the homes developed, each home took access to either Tidwell Avenue (Lot 6) or to Ash Street (Lots 8-10). Mr. Rodriguez Jr. and all property owners adjacent to the alley have entered into an agreement concerning how to divide the land to their mutual benefit, if and when a quitclaim deed is issued by the City of Bryan. The agreed arrangement is shown on the attached survey.

No public or franchised utility facilities are currently located in the alley right-of-way requested to be abandoned. City staff does not foresee a need for possible future use of this alley for public utility purposes.

Acting on behalf of the general public, only Bryan's City Council is authorized to officially abandon all or portions of rights-of-way dedicated for public use. The Planning and Zoning Commission hears and makes a recommendation on proposals to abandon any such rights of way.

Staff Analysis & Recommendation* During the meeting on May 19, 2016, the Planning and Zoning Commission concurred with staff and unanimously recommended approving this right-of-way abandonment request.

• Approving the requested right-of-way abandonment will relieve the City of possible continued maintenance and liability concerns, and will improve an inefficient use of urban land.

• The right-of-way requested to be abandoned will be functionally integrated with adjacent land and made available for development.

• Abandoning the subject right-of-way will not interfere with the smooth circulation of vehicular and pedestrian traffic or otherwise negatively affect the adjoining transportation network.

Options *

(In Suggested Order of Staff Preference)

1. approve the requested right-of-way abandonment

2. approve the requested right-of-way abandonment with modifications, which may require consideration at a future City Council meeting

3. deny the requested right-of-way abandonment

Funding Source *

N/A

Attachments

RA16-03_Attachment.docx 3.79MB

Please detail attachments and note attachments available for viewing in City Secretary's Office:

1. location map
2. draft ordinance and exhibits
3. excerpt from Planning and Zoning minutes of May 19, 2016
4. staff report to the Planning & Zoning Commission

Dept. Head Signature

Lindsey Guindi

Deputy City Manager Signature

Hugh R. Walker

City Manager Signature

City Attorney Signature

Janis K. Hampton