



Legislation Text

File #: 23-127, Version: 1

Planning Commission Staff Report

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SUBJECT: Vacation #22-04 - initiated by Mubarak Geham on behalf of Bellevue Paseo, LLC, to abandon the streets within the Paseo Subdivision, creating a private, gated community. The Paseo Subdivision is generally located at the northwest corner of G Street and Bellevue Road.

ACTION FINDING:

- 1) The proposed Vacation is consistent with the General Plan.

SUMMARY

This request is to vacate the 60-foot-wide right-of-way for streets and other public improvements within the Paseo Subdivision to create a private, gated community. The streets vacated include Portico Drive, Mantage Drive, Promenade Avenue, Countryside Avenue, Mosaic Avenue, and Savannah Avenue.

RECOMMENDATION

Planning staff recommends that the Planning Commission adopt a Finding that the proposed Vacation is consistent with the General Plan.

DISCUSSION

Project Description

The Paseo subdivision is located at the northwest corner of G Street and Bellevue Road (Attachment A). The developer is converting the subdivision to a private, gated community. On November 10, 2022, the Site Plan Review Committee approved Site Plan Review Permit #504 for the installation of a gate at the entrance to the subdivision off of Barclay Way (Attachment B). As a condition of approval, the right-of-way was required to be vacated and an easement granted to the City for all utilities that remain in the vacated right-of-way area, as well as for vehicular access for public safety, public works repair vehicles, and refuse.

The streets vacated include Portico Drive, Mantage Drive, Promenade Avenue, Countryside Avenue, Mosaic Avenue, and Savannah Avenue. The vacation area is described in Attachment C and shown on the map at Attachment D.

The General Plan does not address such routine issues as abandoning streets and rights-of-way. Therefore, the abandonments would not conflict with any goals, policies, or action in the General Plan, and the proposed vacation is consistent with the General Plan.

ATTACHMENTS

- A) Location Map
- B) Site Plan of Gated Entrance
- C) Legal Description of Vacation Area
- D) Map of Vacation Area