

*Elia Garcia*  
Mayor

*Rene Rodriguez*  
Representative  
At Large

*Cesar Nevarez*  
District 1  
Mayor Pro Tem



*Ralph Duran*  
District 2

*Victor Perez*  
District 3

*Yvonne Colon-Villalobos*  
District 4

*Adriana Rodarte*  
City Manager

NOTICE OF A REGULAR MEETING  
OF THE  
PLANNING AND ZONING COMMISSION  
OF THE  
CITY OF SOCORRO, TEXAS

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This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting. Please contact the City Clerk's office at (915) 858-2915 or fax (915) 858-9288 for further information.

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**SUPPLEMENTAL NOTICE OF MEETING BY VIRTUAL SERVICES**

**IN ACCORDANCE WITH ORDER OF THE OFFICE OF THE GOVERNOR ISSUED MARCH 16, 2020, THE PLANNING AND ZONING COMMISSION OF THE CITY OF SOCORRO WILL CONDUCT THE MEETING SCHEDULED FOR TUESDAY MAY 19, 2020, AT 5:30 PM BROADCASTED FROM CITY HALL CHAMBERS, 860 RIO VISTA RD., SOCORRO, TEXAS VIA TELEPHONE CONFERENCE AND LIVE STREAMED IN ORDER TO ADVANCE THE PUBLIC HEALTH GOAL OF LIMITING THE NUMBER OF PEOPLE PHYSICALLY PRESENT AT OUR LOCATION (ALSO CALLED "SOCIAL DISTANCING") TO SLOW THE SPREAD OF THE CORONAVIRUS (COVID-19). THERE WILL BE NO PHYSICAL PUBLIC ACCESS TO THE LOCATION DESCRIBED ABOVE.**

**THIS WRITTEN NOTICE, THE MEETING AGENDA, AND THE AGENDA PACKET, ARE POSTED ONLINE AT [HTTP://CI.SOCORRO.TX.US/2020-PLANNING-AND-ZONING-COMMISSION-AGENDAS](http://ci.socorro.tx.us/2020-PLANNING-AND-ZONING-COMMISSION-AGENDAS) THE PUBLIC CAN ACCESS THE MEETING BY CALLING TOLL FREE-NUMBER 844-854-2222 ACCESS CODE 323610.**

**THE PUBLIC MUST CALL IN 844-854-2222 ACCESS CODE 323610 BY 5:00 PM MOUNTAIN STANDARD TIME (MST) ON MAY 19, 2020 TO SIGN UP FOR PUBLIC COMMENT AND THE AGENDA ITEM THEY WISH TO COMMENT ON. THE PUBLIC THAT SIGNED UP TO SPEAK WILL BE CALLED UPON BY THE PRESIDING OFFICER DURING THE MEETING.**

Notice is hereby given that a regular meeting of the Planning and Zoning Commission of the City of Socorro, Texas will be held **Tuesday, May 19, 2020** at 5:30 p.m. broadcasted from City Council Chambers, 860 N. Rio Vista, Socorro, Texas at which time the following will be discussed:

1. **CALL TO ORDER.**
2. **NOTICE TO THE PUBLIC – OPEN FORUM**

This time is reserved for members of the public who would like to address the Commission on any items that are not on the Commission Agenda and that are within the jurisdiction of the Commission. No action shall be taken.

REGULAR MEETING AGENDA – SOCORRO PLANNING & ZONING COMMISSION  
May 19, 2020 at 5:30 PM

3. **CONSENT AGENDA**

Consider and Take Action:

On the approval of meeting minutes for the April 21, 2020 and May 5, 2020 Planning and Zoning Commission meeting.

4. **REGULAR AGENDA-DISCUSSION AND ACTION**

**NOTICE TO THE PUBLIC AND APPLICANTS**

The staff report for an agenda item may include conditions, exceptions, or modifications. The Commission's motion to approve an item in accordance with the staff report or with all staff comments means that any modifications, waivers, exceptions requested by the applicant and recommended for approval by staff and any staff recommended conditions, have been approved, without necessitating that the Commission restate the modifications, exceptions, waivers, or conditions as part of the motion to approve and that any findings required to be made by the Commission, have been made.

(a) **Public Hearing – Rezoning:**

Consider and take action on the public hearing for the proposed amendment to the City of Socorro's Master Plan and rezoning of Tract 9, Socorro Grant, Block 17, located at 10143 Socorro Road from R-1 (Single Family Residential) to C-1 (Light Commercial) to allow parking of semi-trucks.

(b) **Public Hearing – Rezoning:**

Consider and take action on the public hearing for the proposed amendment to the City of Socorro's Master Plan and rezoning of Tract 4-B, Socorro Grant, Block 27, from A-1 (Agricultural) to R-1 (Single Family Residential) for a new development.

(c) **Plat Approval:**

Consider and Take Action on the plat approval for Mendivil Subdivision, being all of lot 7M, Block 12, Socorro Grant, located at 11408 Haney Road.

(d) **Plat Approval:**

Consider and Take Action on the preliminary plat approval for Pilot Express Subdivision, being a 12.92 ac. Tract of land in Robert E. Nix Survey No. 304 ABST 7893 and Robert E. Nix Survey No. 305 ABST 7892 in El Paso County, Texas.

REGULAR MEETING AGENDA - SOCORRO PLANNING & ZONING COMMISSION  
May 19, 2020 at 5:30 PM

5. Planning and Zoning Commissioners Report:
6. Planning and Zoning Department Report:
7. Excuse absent commission members:
8. Adjournment:

EXECUTIVE SESSION

The Planning and Zoning Commission of the City of Socorro may retire into EXECUTIVE SESSION pursuant to Section 3.08 of the City of Socorro Charter and the Texas Government Code, Sections 551, Subchapter D to discuss any of the following: (The items listed below are matters of the sort routinely discuss in Executive Session, but the Planning and Zoning Commission of the City of Socorro may move to Executive Session any of the items on this agenda, consistent with the terms of the Open Meetings Act.) The Planning and Zoning Commission will return to open session to take any final action and may also, at any time during the meeting, bring forward any of the following items for public discussion, as appropriate.

- Section 551.071 CONSULTATIONS WITH ATTORNEY
- Section 551.072 DELIBERATION REGARDING REAL PROPERTY
- Section 551.073 DELIBERATION REGARDING PROSPECTIVE GIFT
- Section 551.074 PERSONNEL MATTERS
- Section 551.076 DELIBERATION REGARDING SECURITY
- Section 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS

NOTICE TO PROPERTY OWNER

**The Commission Policy requires that the applicant or representative be present at the public hearing for their item(s). Failure of the applicant or his/her/its representative to be present may result in the deletion of the matter from the agenda or such matter may be tabled until such time as the applicant or his/her/its representative is present.**

I, the undersigned authority hereby certify that the above notice of meeting of the Planning and Zoning Commission of Socorro, Texas is a correct copy and that I posted this notice at least seventy-two (72) hours preceding the scheduled meeting at City Council Chambers, 860 N. Rio Vista, Socorro, Texas.

REGULAR MEETING AGENDA - SOCORRO PLANNING & ZONING COMMISSION  
May 19, 2020 at 5:30 PM

Dated this 15<sup>th</sup>, day of May 2020.

  
\_\_\_\_\_  
Sergio Morales, Planning & Zoning Secretary

DATE & TIME POSTED: 5-15-2020 12:00 p.m. /BY: 

**ALL PLANNING AND ZONING COMMISSION AGENDAS ARE PLACED ON THE  
INTERNET AT THE ADDRESS BELOW:**

**([www.ci.socorro.tx.us](http://www.ci.socorro.tx.us))**

## CITY OF SOCORRO PLANNING AND ZONING COMMISSION

Meeting Minutes

April 21, 2020

Members Present	Members Absent	Staff Present	Others Present
Ernest Gomez David Estrada Arturo Lafuente Andrew Arroyos Enrique Cisneros Phone in at 5:39 p.m.	Daniel Lopez	Job Terrazas Via Phone Sergio Morales Mayela Granados Esteban Gonzales	Merwan Bhatti Via Phone

**Items for discussion and action:****1. Call to order.**

Chairperson Mr. Arturo Lafuente called the meeting to order at 5:34 p.m.

**2. Notice to the Public – Open Forum.**

No one spoke at this time.

**3. Consent Agenda.****a. Consider and Take Action:**

**On the approval of meeting minutes for the April 7, 2020 Planning and Zoning Commission meeting.**

A motion was made by Mr. David Estrada to approve, seconded by Mr. Arturo Lafuente. Motion was carried with 4 commissioners present in favor.

**4. Regular Agenda – Discussion and Action:****a. Conditional Use Permit – Public Hearing:**

Consider and Take Action on the Public hearing for the proposed Conditional Use Permit for a tire shop on Lot 8, Block 2, Poole Subdivision, located at 10881 Alameda Avenue to allow a tire shop.

**PUBLIC HEARING OPEN: 5:50 p.m. Juan Herrera the applicant stated he would build everything necessary to run his business according to the City's guidelines.**

**PUBLIC HEARING CLOSE: 5:55 p.m.**

A motion was made by Mr. Andrew Arroyos to approve with the City's and staff recommendations, seconded by Mr. Ernest Gomez. Motion was carried with 3 commissioners yes, 1 no, and 1 abstained.

**b. Rezoning – Public Hearing:**

Consider and Take Action on the Public hearing for the proposed rezoning of Tract 16-D-1, Block 10, Socorro Grant, located at 11401 Alameda Avenue for a commercial venture.

**PUBLIC HEARING OPEN: 6:03 p.m. No one spoke.**

**PUBLIC HEARING CLOSE: 6:04 p.m.**

A motion was made by Mr. Andrew Arroyos to delete the item following the applicant's wishes, seconded by Mr. David Estrada. Motion was carried with all commissioners present in favor.

**5. Planning and Zoning Commissioners Report:**

Various subjects were discussed.

**6. Planning and Zoning Department Report:**

Nothing to report.

**7. Excuse absent commission members.**

A motion to approve absent commission members was made by Mr. Arturo Lafuente, seconded by Mr. David Estrada. Motion was carried with all commissioners in favor.

**8. Consider and take action on adjournment.**

A motion to adjourn was made by Mr. Arturo Lafuente, seconded by Mr. Enrique Cisneros. Motion was carried with all commissioners in favor. Meeting adjourned at 6:12 p.m.

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Arturo Lafuente, Chairperson

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Sergio Morales, Secretary

CITY OF SOCORRO PLANNING AND ZONING COMMISSION

Meeting Minutes

May 5, 2020

Members Present	Members Absent	Staff Present	Others Present
David Estrada Arturo Lafuente Daniel Lopez Andrew Arroyos Livestream 5:52 p.m. Enrique Cisneros Livestream 5:39 p.m.	Ernest Gomez	Job Terrazas Via Livestream Sergio Morales Mayela Granados Esteban Gonzales	Merwan Bhatti Via Livestream

**Items for discussion and action:**

**1. Call to order.**

Chairperson Mr. Daniel Lopez called the meeting to order at 5:35 p.m.

**2. Notice to the Public – Open Forum.**

Margarita Perez stated that the properties next to hers and behind hers are not being maintained, 10930 & 10924 East Burt. Her husband has been cleaning 5 feet into their neighbor’s properties but to no avail, she requested Code Enforcement get involved and send letters to the property owners and send Vector Control to spray.

**3. Consent Agenda.**

**a. Consider and Take Action:**

**On the approval of meeting minutes for the April 21, 2020 Planning and Zoning Commission meeting.**

A motion was made by Mr. Daniel Lopez to delete the item and include it in the next agenda, seconded by Mr. David Estrada. Motion was carried with 4 commissioners present in favor.

**4. Regular Agenda – Discussion and Action:**

**a. Plat Approval:**

Consider and Take Action on the plat approval for Carrasco Subdivision, being a portion of Tract 14B and Tract 2A, Block 1, Socorro Grant, located at 725 Anderson Road.

A motion was made by Mr. Daniel Lopez to approve, seconded by Mr. Enrique Cisneros. Motion was carried with 3 commissioners yes and 2 abstained.

**b. Plat Approval:**

Consider and Take Action on the preliminary plat approval for Baba Section One Subdivision, being a portion of the O.A. Danielson Survey No. 316 in El Paso County, Texas.

A motion was made by Mr. Enrique Cisneros to approve with staff recommendations, seconded by Mr. Andrew Arroyos. Motion was carried with all commissioners in favor.

**5. Planning and Zoning Commissioners Report:**

Nothing to report

**6. Planning and Zoning Department Report:**

Various subjects were discussed.

**7. Excuse absent commission members.**

A motion to approve absent commission members was made by Mr. Andrew Arroyos, seconded by Mr. Enrique Cisneros. Motion was carried with all commissioners in favor.

**8. Consider and take action on adjournment.**

Mr. Daniel Lopez stated since no further business is coming forth to the commission the meeting is adjourned. Meeting adjourned at 6:47 p.m.

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Daniel Lopez, Chairperson

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Sergio Morales, Secretary



*Elia Garcia*  
Mayor

*Rene Rodriguez*  
At Large  
Mayor Pro Tem

*Cesar Nevarez*  
District 1  
Mayor Pro-Tem



*Ralph Duran*  
District 2

*Victor Perez*  
District 3

*Yvonne Colon-Villalobos*  
District 4

*Adriana Rodarte*  
City Manager

**DATE:** May 19, 2020  
**TO:** PLANNING AND ZONING COMMISSION  
**FROM:** Job Terrazas, Building Official  
**CC:** Adriana Rodarte, City Manager

**SUBJECT:**

Public hearing for the proposed Amendment to the City of Socorro's Master Plan and rezoning of Tract 9, Socorro Grant, Block 17 located at 10143 Socorro Rd. from R-1, Single Family Residential to C-1, Light Commercial to allow parking of semi-trucks.

**SUMMARY:**

The property is southerly located at 770 feet from the intersection of Socorro Rd. and Moon Rd., and it has an approximate area of 25,265 Sq. Ft. (0.58 acres).

**BACKGROUND:**

Existing land use: One mobile home.  
Proposed land use: Parking for Semi-Trucks and Trailers.

According to our Future Land Use map, the projected land use for this property is: Residential.

According to the Flood Insurance Rate Maps, the referenced property lies within an area determined to be outside of the 500-year flood plain, more particularly described as **Zone X**; this classification is the safest area with the less possibility of being flooded (Community Panel # 480212 0250-B / FEMA, September 4, 1991).

Adjacent Land Uses:

North: R-1, Single Family Residential  
South: R-3, High Density Residential  
East: R-1, Single Family Residential  
West: C-2, General Commercial

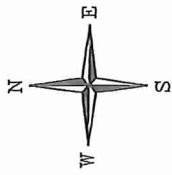
**STATEMENT OF THE ISSUE:**

Parking of semi-trucks is not allowed in a residential zone. In order to allow the parking of these vehicles, the property will need a commercial classification.

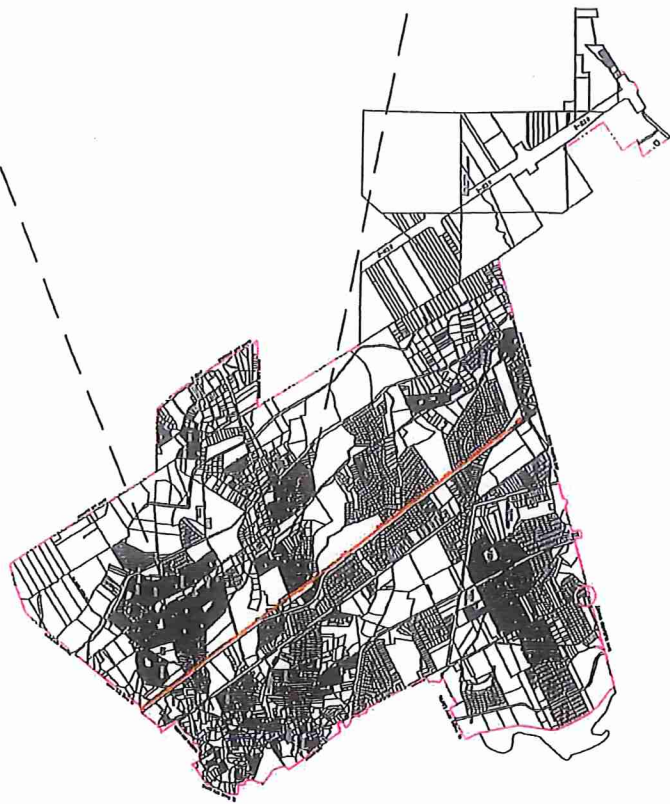
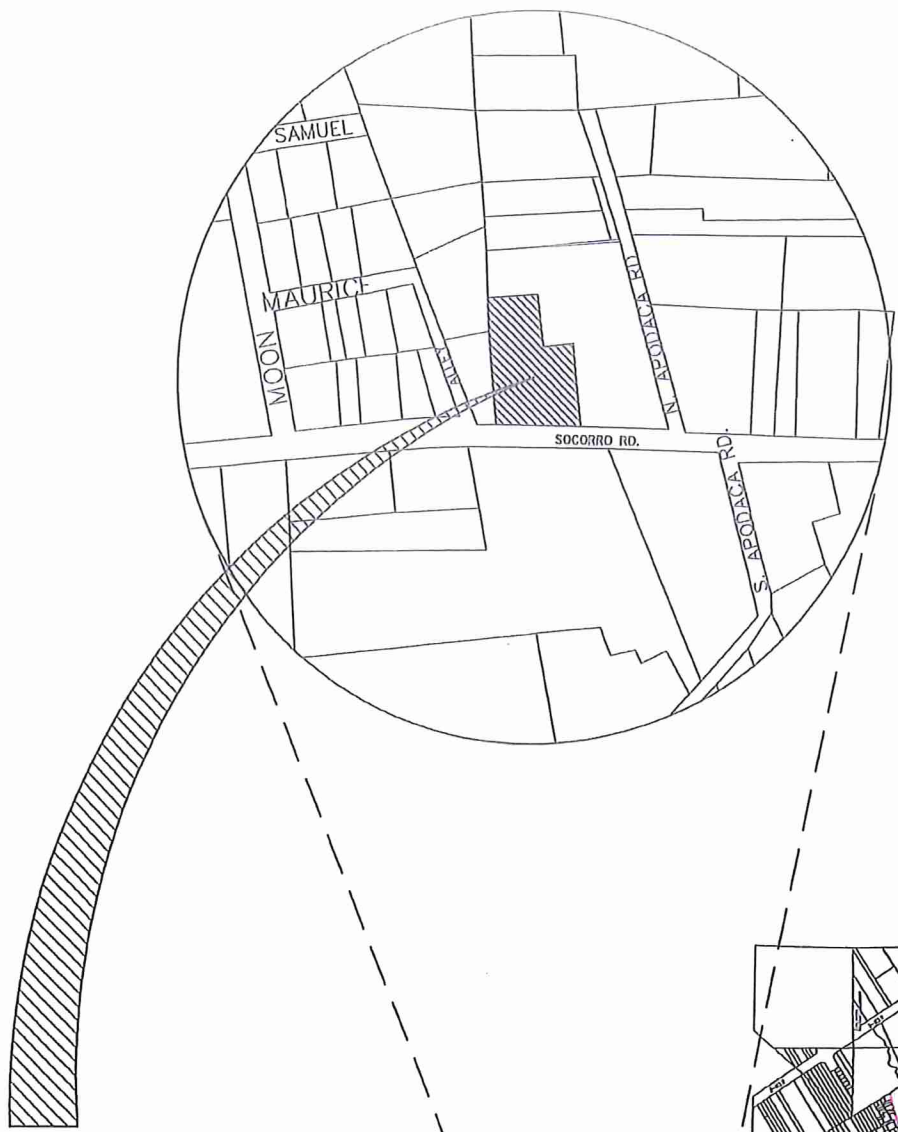
**STAFF RECOMMENDATION:**

This business application was presented before the HLC to verify compliance with our Historical Regulations and was approved on January 6, 2014. The HLC recommended to the P&Z Department to propose to restrict the parking to two trucks if the business would be allowed. The rezoning to M-1 proposed March 14, 2014 was denied after a public hearing was conducted and because it was determined that the current width of the road where this property is located (Socorro Rd.) is too narrow for the appropriate ingress/egress of semi-trucks, creating unsafe conditions for traffic.

Therefore, the Planning and Zoning Department recommends DENIAL.



PROJECT SITE;  
10143 Socorro Rd.  
Tr.9, Block 17  
Socorro Grant



CITY OF SOCORRO

# LOCATION MAP

Scale: AS SHOWN



Planning and Zoning Department

600 N. 2nd - Villa, Socorro, Texas 78787 TEL: (915) 875-5231 Fax: (915) 877-5477



PLANNING AND ZONING DEPARTMENT  
 REZONING APPLICATION  
 CITY OF SOCORRO

1. Name: Isidro Torres  
 Address: 9599 Cayman Ln. Phone: 915 3299770  
 Representative: \_\_\_\_\_  
 Address: \_\_\_\_\_ Phone: \_\_\_\_\_  
 Email Address: isidortorres@att.net

2. Property Location: 10143 Socorro rd. Socorro, TX. 79927  
 Legal Description: Track 9 Block 17

If legal description is not available, a metes and bounds description will be required.

<u>25265</u> Area (Sq. ft. or Acreage)	<u>R-1</u> Current Zoning	<u>Truck Parking</u> Current Land Use
<u>C-1</u> Proposed Zoning	<u>Truck Parking</u> Proposed Land Use	

3. All owners of record must sign document.  
Isidro Torres \_\_\_\_\_  
Luz Torres \_\_\_\_\_  
Isidro Torres \_\_\_\_\_  
Luz Torres \_\_\_\_\_

Note: Each item on this form must be completed and all supporting documentation must be submitted before this request can be scheduled for a public hearing.

Isidro Torres \_\_\_\_\_ Date: 2-6-20  
 Representative/Owner

**ALL FEES ARE NON-REFUNDABLE / NO GUARANTEE IS MADE IT WILL BE APPROVED**  
**LAS TARIFAS NO SON REEMBOLSABLES / NINGUNA GARANTÍA SE HACE QUE SE**  
**APROBARÁ**

*Elia Garcia*  
Mayor

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At Large  
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*Yvonne Colon-Villalobos*  
District 4

*Adriana Rodarte*  
City Manager

**DATE:** May 19, 2020  
**TO:** PLANNING AND ZONING COMMISSION  
**FROM:** Job Terrazas, Building Official  
**CC:** Adriana Rodarte, City Manager

**SUBJECT:**

Public hearing for the proposed Amendment to the City of Socorro's Master Plan and rezoning of Tract 4-B, Socorro Grant, Block 27 from A-1, Agricultural to R-1, Single Family Residential for a new development.

**SUMMARY:**

The property is easterly located at 1500 feet from the intersection of Socorro Rd. and Sylvia Ct., and it has an approximate area of 108,900 Sq. Ft. (2.5 acres).

**BACKGROUND:**

According to the Flood Insurance Rate Maps, the referenced property lies within **Zone X**.  
According to our Future Land Use Map, the projected land use for this property is: Agricultural  
The current land use: Vacant Lot  
Proposed land use: Residential

Adjacent Land Uses:

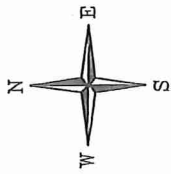
North: R-1 (Single Family Residential)  
South: R-1 (SFR), R-2 (MDR), A-1 (AGR)  
East: R-1 (Single Family Residential)  
West: R-1 (Single Family Residential)

**STATEMENT OF THE ISSUE:**

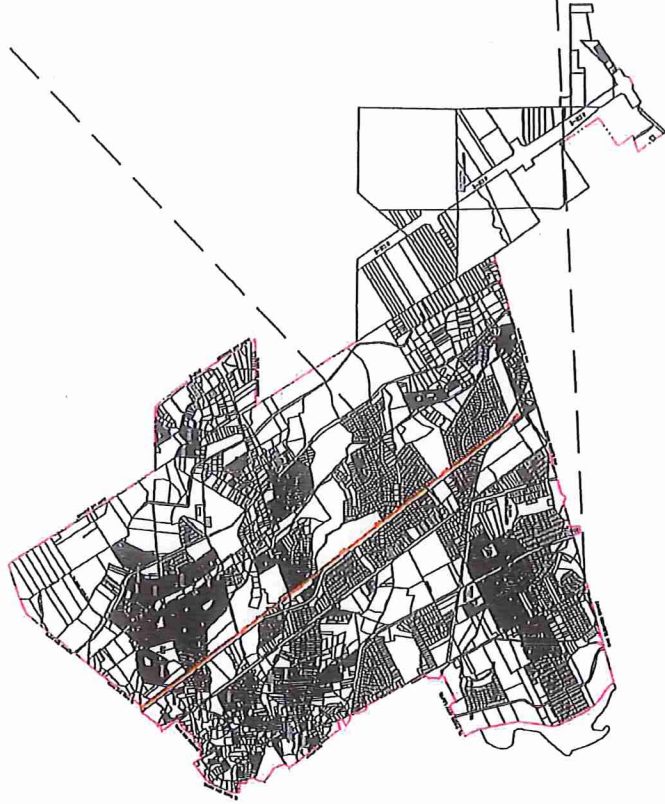
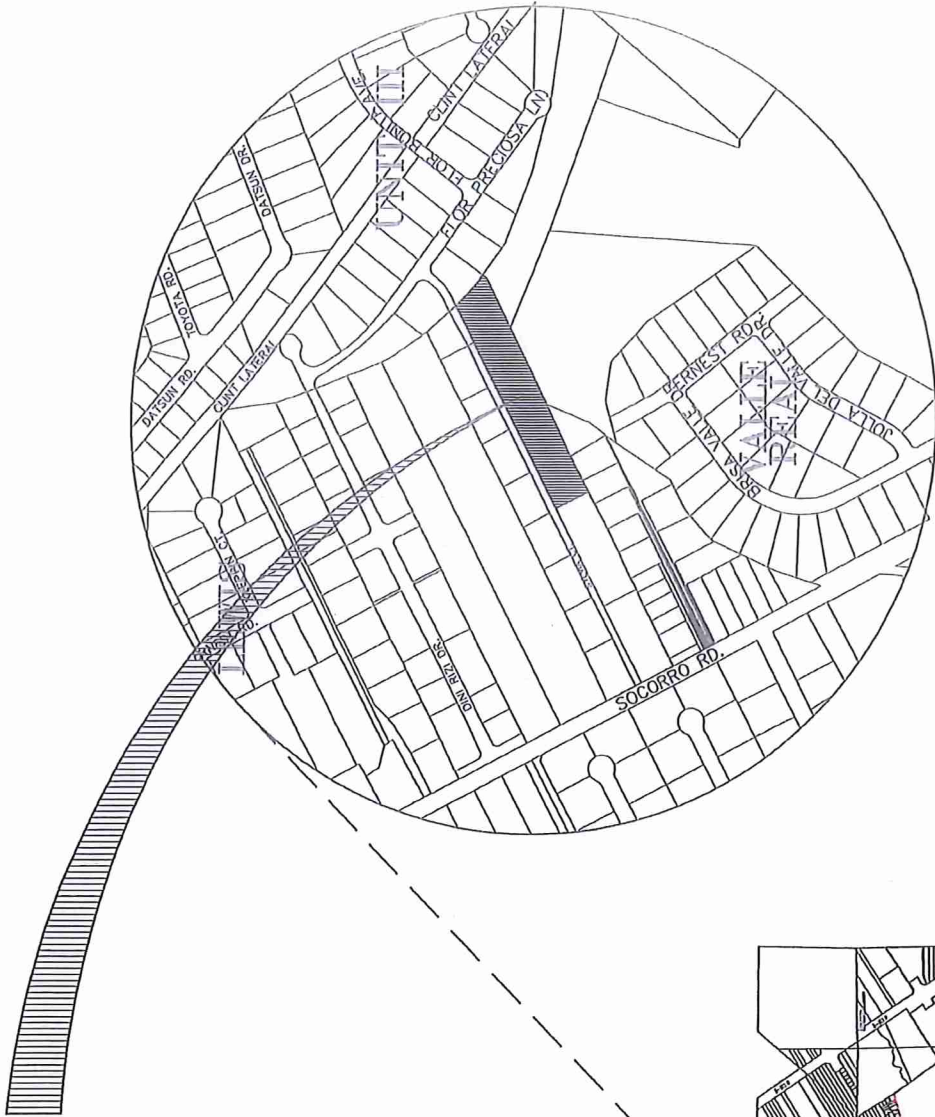
The zoning classification is currently A-1, Agricultural. It is necessary to rezone the land to be used for residential lots.

**STAFF RECOMMENDATION:**

The Planning and Zoning Department recommends APPROVAL.



PROJECT SITE;  
Tract 4-B Block 27  
Socorro Grant



CITY OF SOCORRO

# LOCATION MAP

Scale: AS SHOWN



Planning and Zoning Department

500 N. 2nd Street, Socorro, Texas 78787 TEL (915) 575-3531 Fax (915) 577-5477



**PLANNING AND ZONING DEPARTMENT  
REZONING APPLICATION  
CITY OF SOCORRO**

1. Name: Raul Flores  
 Address: 0 Sylvia Court Phone: \_\_\_\_\_  
 Representative: Melvin Gomez  
 Address: 11385 James Watt Drive 5-13 Phone: 915-241-3833  
 Email Address: \_\_\_\_\_

2. Property Location: \_\_\_\_\_  
 Legal Description: Track 4B Block 27 Socorro 2.5 Acres

If legal description is not available, a metes and bounds description will be required.

<u>2.5 Acres</u> Area (Sq. ft. or Acreage)	<u>A-1</u> Current Zoning	<u>Agricultural</u> Current Land Use
<u>R-1</u> Proposed Zoning	<u>Residential</u> Proposed Land Use	

3. All owners of record must sign document.

[Signature] \_\_\_\_\_  
 \_\_\_\_\_

Note: Each item on this form must be completed and all supporting documentation must be submitted before this request can be scheduled for a public hearing.

[Signature] \_\_\_\_\_ Date \_\_\_\_\_  
 Representative/Owner

**ALL FEES ARE NON-REFUNDABLE / NO GUARANTEE IS MADE IT WILL BE APPROVED**  
**LAS TARIFAS NO SON REEMBOLSABLES / NINGUNA GARANTÍA SE HACE QUE SE**  
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City Manager

**DATE:** May 19, 2020  
**TO:** PLANNING AND ZONING COMMISSION  
**FROM:** Job Terrazas, Building Official  
**CC:** Adriana Rodarte, City Manager

### SUBJECT

Consider and Take Action on the plat approval for Mendivil Subdivision, being all of lot 7M, Block 12, Socorro Grant, located at 11408 Haney Rd.

### SUMMARY

The subject property is located about 2,300 feet westerly from Alameda. The property is owned by Luz Maria Mendivil.

### BACKGROUND

The proposed plat is as follows:

Lot #1 Area.....32,625 sq. ft. (0.7490 acres)

Lot #2 Area.....54,409 sq. ft. (1.2491 acres)

Total Area Area...87,032 sq. ft. (1.9980 acres)

According to the Flood Insurance Rate Maps, the referenced property lies within an area determined to be outside of the 500-year flood plain, more particularly described as Zone X.

### STATEMENT OF THE ISSUE

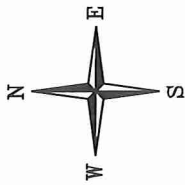
The proposed plat will generate two lots for a future investment. The applicant will build a home in lot 1 after the plat is recorded.

### STAFF RECOMMENDATION

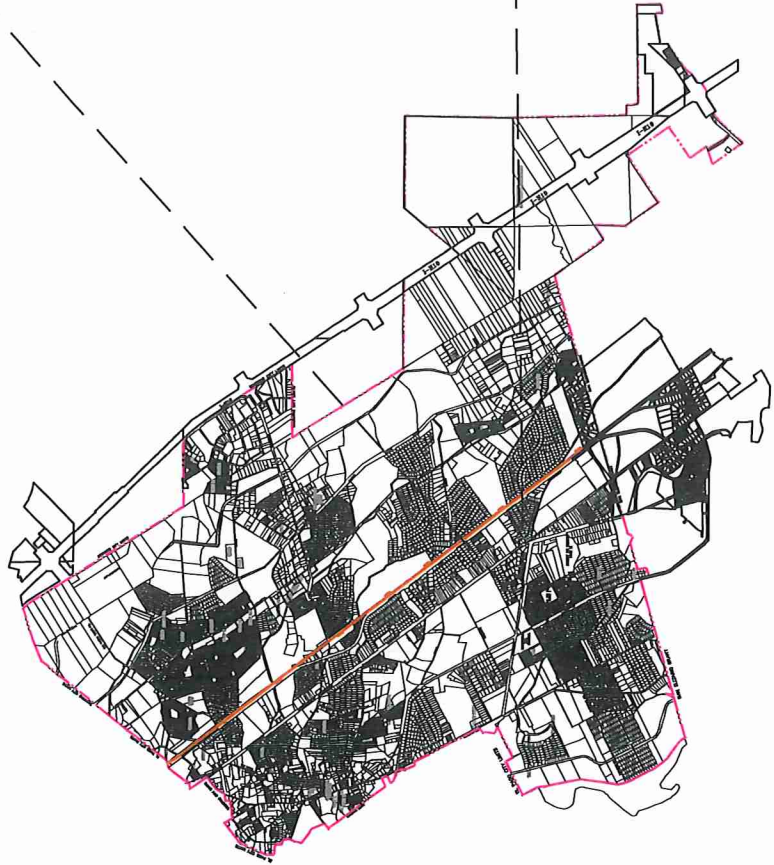
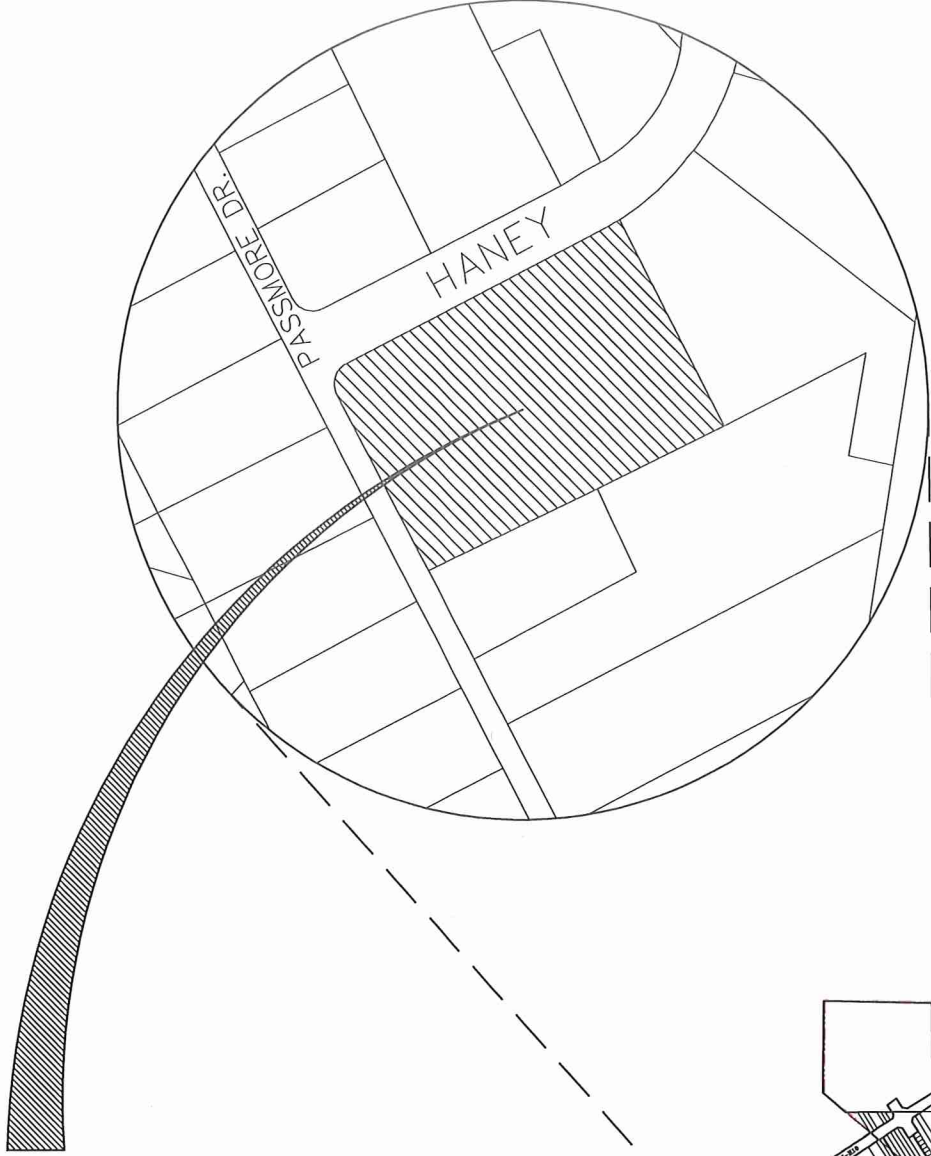
The Planning and Zoning Department recommends APPROVAL.

- Extension of City's utilities is not required for this plat.
- Additional ROW is not required to be dedicated by this plat.





PROJECT SITE;  
11408 Haney Rd.  
Tract 7M, Block 12.  
Socorro Grant



CITY OF SOCORRO

# LOCATION MAP

Scale: AS SHOWN

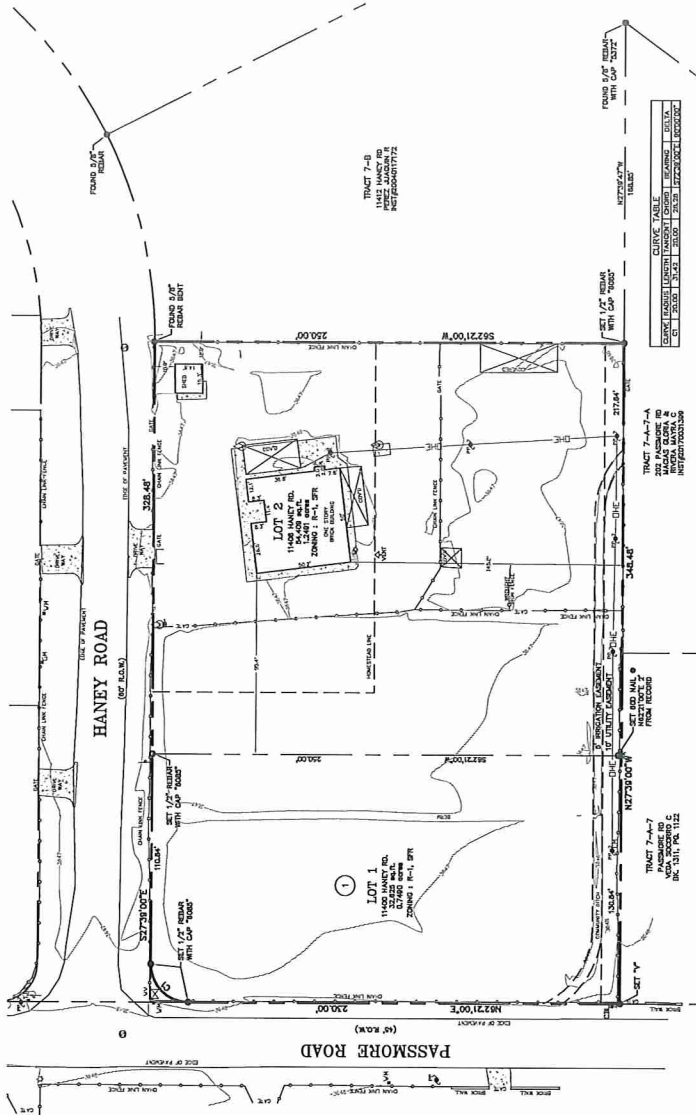




# MENDIVIL SUBDIVISION

BEING ALL OF LOT 7M, BLOCK 12,  
SOCORRO GRANT, EL PASO COUNTY, TEXAS,  
TOTAL CONTAINING: 1.9980 ACRES

PRELIMINARY PLAT



**METS AND BOUNDARY DESCRIPTION**

DESCRIPTION OF A PARCEL OF LAND BEING A PORTION OF LOT 7M, BLOCK 12, SOCORRO GRANT, EL PASO COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING FOR REFERENCE AT A POINT 5/8" BEAR WITH CAP "1022" AT THE SOUTHWEST CORNER OF TRACT 7-A-7-A, THENCE NORTH 27°24'17" WEST A DISTANCE OF 184.00 FEET TO A SET 1/2" BEAR WITH CAP "5005" AND THE TRUE POINT OF BEGINNING;

THENCE NORTH 27°24'17" WEST A DISTANCE OF 34.68 FEET TO A SET "W" AT THE SOUTHWEST CORNER OF WAY OF PASSMORE ROAD (40' RIGHT OF WAY);

THENCE ALONG SAID RIGHT OF WAY, NORTH 82°37'00" EAST, A DISTANCE OF 250.00 FEET TO A SET 1/2" BEAR WITH CAP "5005";

THENCE 31.62 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHICH HAS A RADIUS OF 20.00 FEET, A CENTRAL ANGLE OF 60°00'00", A TANGENT OF 20.00 FEET, BEARING NORTH 82°37'00" EAST, A DISTANCE OF 20.00 FEET TO A SET 1/2" BEAR WITH CAP "5005" AT THE NORTHEAST CORNER OF WAY OF TRACT 7B (40' RIGHT OF WAY);

THENCE ALONG SAID RIGHT OF WAY, SOUTH 27°24'17" EAST, A DISTANCE OF 226.48 FEET TO A POINT SOUTH BEARING;

THENCE LEAVING SAID RIGHT OF WAY, SOUTH 82°37'00" WEST, A DISTANCE OF 25.00 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING IN ALL 67,024 SQUARE FEET OR 1.9980 ACRES OF LAND BEING AS SET.

**SYMBOL LEGEND**

1	LINE CONTROL POINT
2	SET POINT
3	SET CALCULATED POINT (NOT SET)
4	SANITARY SEWER MANHOLE
5	CLEAN OUT
6	WATER METER
7	WATER VALVE
8	WATER FACET
9	WATER METER
10	ELECTRIC METER
11	TELEPHONE BOX
12	CABLE BOX
13	GAS METER
14	TRAPPIED SINK
15	FLUO POST

**CURVE TABLE**

CURVE NO.	LENGTH	CHORD	BEARING	DELTA
1	31.62	20.00	N 82°37'00" E	60°00'00"

**SCHOOL DISTRICT**  
15148 ROAD IN. EL PASO, TEXAS 79938

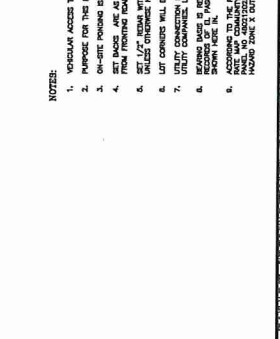
**PREPARED BY**  
WILLSON ASSOCIATES  
1100 HANEY ROAD  
EL PASO, TX 79938

**DATE OF PREPARATION**  
APRIL 10, 2009

**GENERAL INFORMATION**  
SEE ADDENDUMS  
THIS PLAT IS TO BE FILED WITH THE COUNTY CLERK OF EL PASO COUNTY, TEXAS.

**DATE OF RECORDING**  
APRIL 10, 2009

- NOTES:**
1. VEHICULAR ACCESS TO LOTS IS THROUGH HANEY ROAD.
  2. PURPOSE FOR THIS PLAT IS TO SUBDIVIDE ONE LOT INTO TWO RESIDENTIAL LOTS.
  3. OWNER'S RESPONSIBILITY IS TO BE SHOWN WITH EACH LOT.
  4. FRONT FRONTING ROAD AND 5' TO ADJACENT PROPERTY LINES 118' AND SHALL BE 1/4" SET 1/2" BEAR WITH CAP MARKED TO BORN AT ALL EXTERIOR BOUNDARY CORNERS.
  5. LOT CORNERS WILL BE SET ON ALL INTERIOR LOT CORNERS.
  6. UTILITY COMPANIES FOR LOT 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.



*Elia Garcia*  
Mayor

*Rene Rodriguez*  
Representative  
At Large

*Cesar Nevarez*  
District 1  
Mayor Pro-Tem



*Ralph Duran*  
District 2

*Victor Perez*  
District 3

*Yvonne Colon-Villalobos*  
District 4

*Adriana Rodarte*  
City Manager

**DATE:** May 19, 2020  
**TO:** PLANNING AND ZONING COMMISSION  
**FROM:** Job Terrazas, Building Official  
**CC:** Adriana Rodarte, City Manager

### SUBJECT

Consider and Take Action on the plat approval for Pilot Express Subdivision, being a 12.92ac tract of land in Robert E. Nix Survey No. 304 ABST 7893 and Robert E. Nix Survey No. 305 ABST 7892 in El Paso County, Texas.

### SUMMARY

The subject property is located about 500 feet westerly from the intersection of I-10 and FM 1110. The property is owned by Pilot Xpress LLC.

### BACKGROUND

The proposed plat is as follows:

Lot #1 Area.....291,477 sq. ft. (6.6914 acres)

Lot #2 Area.....271,448 sq. ft. (6.2316 acres)

Total Area Area...562,926 sq. ft. (12.9230 acres)

According to the Flood Insurance Rate Maps, the referenced property lies within an area determined to be outside of the 500-year flood plain, more particularly described as Zone X.

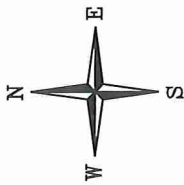
### STATEMENT OF THE ISSUE

The proposed plat is presented to divide the property into two lots. The applicant is requesting to split the property for their internal documents/contracts.

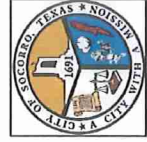
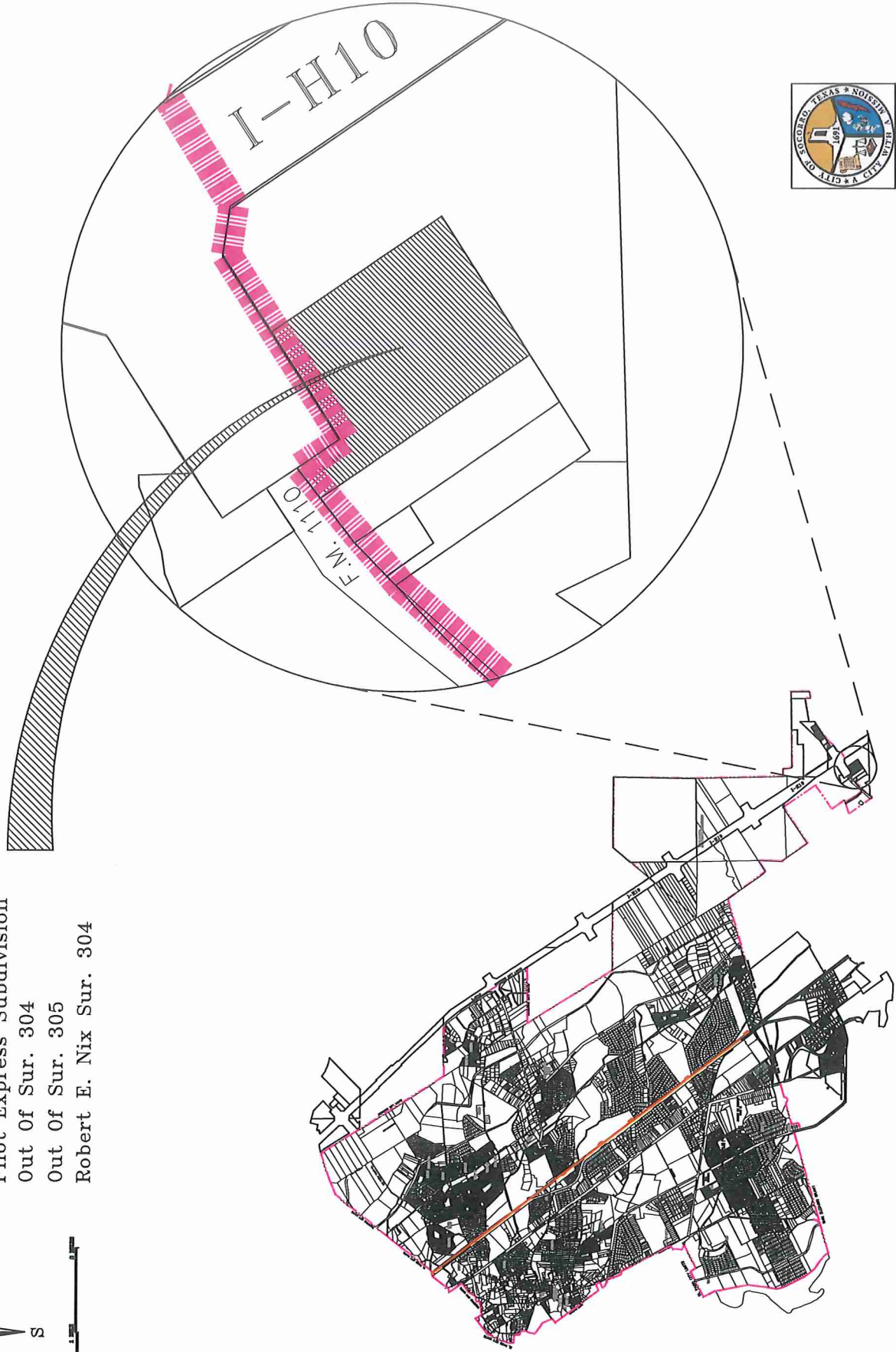
Access to the rear lot will be granted by recording a perpetual shared access easement by means of a separate instrument. The shared easement is shown in the final plat.

### STAFF RECOMMENDATION

The Planning and Zoning Department recommends APPROVAL with the condition that Lot 2 is granted an easement recorded by a separate instrument in the county deed records.



PROJECT SITE;  
Pilot Express Subdivision  
Out Of Sur. 304  
Out Of Sur. 305  
Robert E. Nix Sur. 304



CITY OF SOCORRO

## LOCATION MAP

Scale: AS SHOWN



