



ITEM 47

10202, 10266, and 10288 Dyer Street Rezoning

PZRZ22-00038



Strategic Goal 3.

Promote the Visual Image of
El Paso

PZRZ22-00038

Aerial

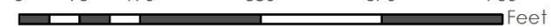


This map is designed for illustrative purposes only. The features depicted here are approximate and more site-specific studies may be required to draw accurate conclusions. Enlargements of this map to scales greater than its original can induce errors and may lead to misinterpretations of the data. The Planning & Inspections Department Planning Division makes no claim to its accuracy or completeness.



 Subject Property

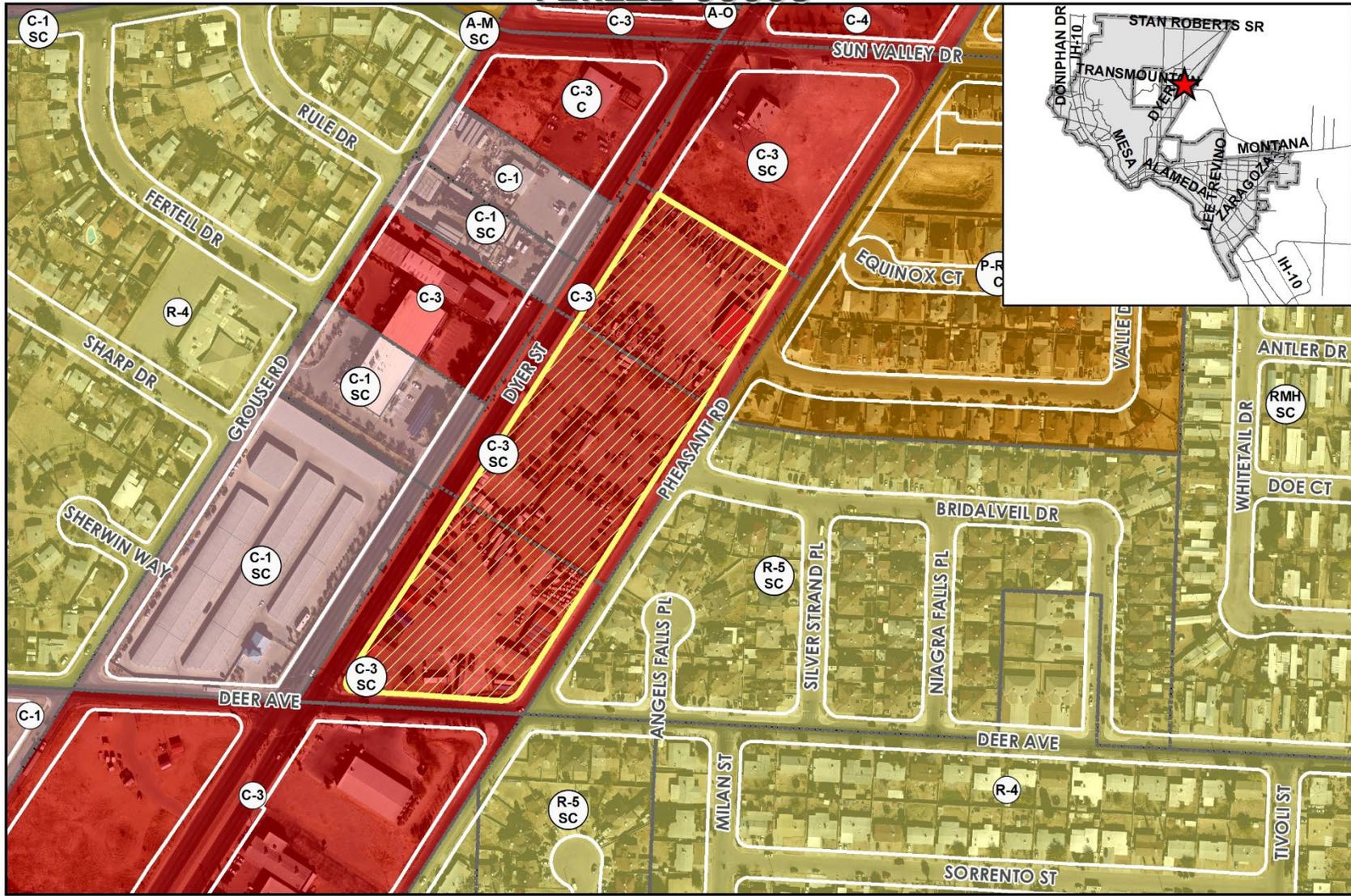
0 95 190 380 570 760 Feet




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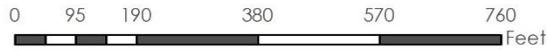
Existing Zoning



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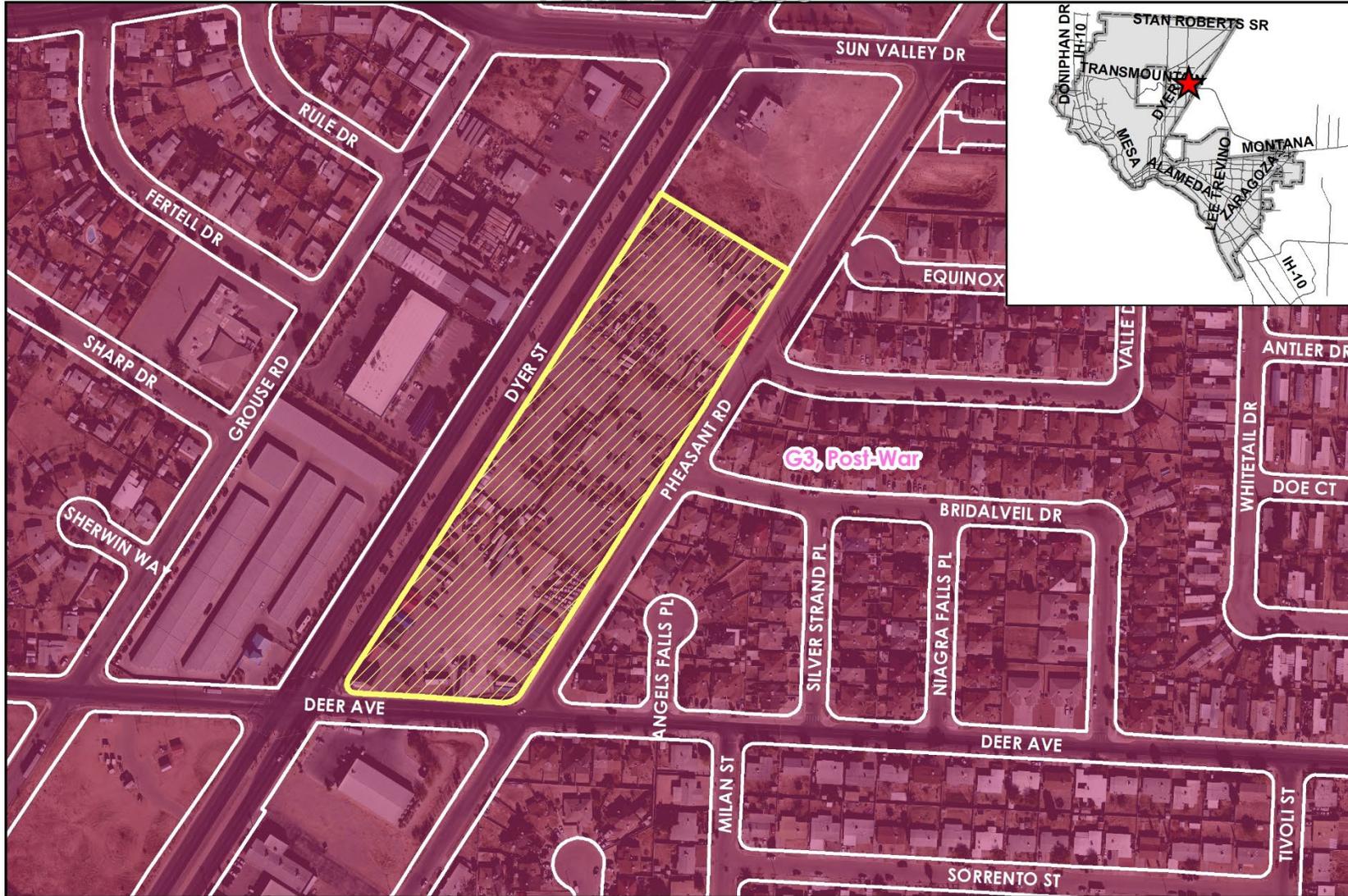
Subject Property



PZRZ22-00038

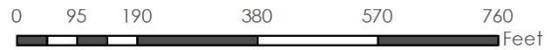


Future Land Use



G3, Post-War

 Subject Property



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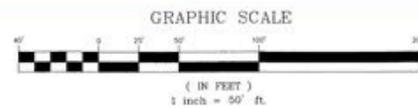
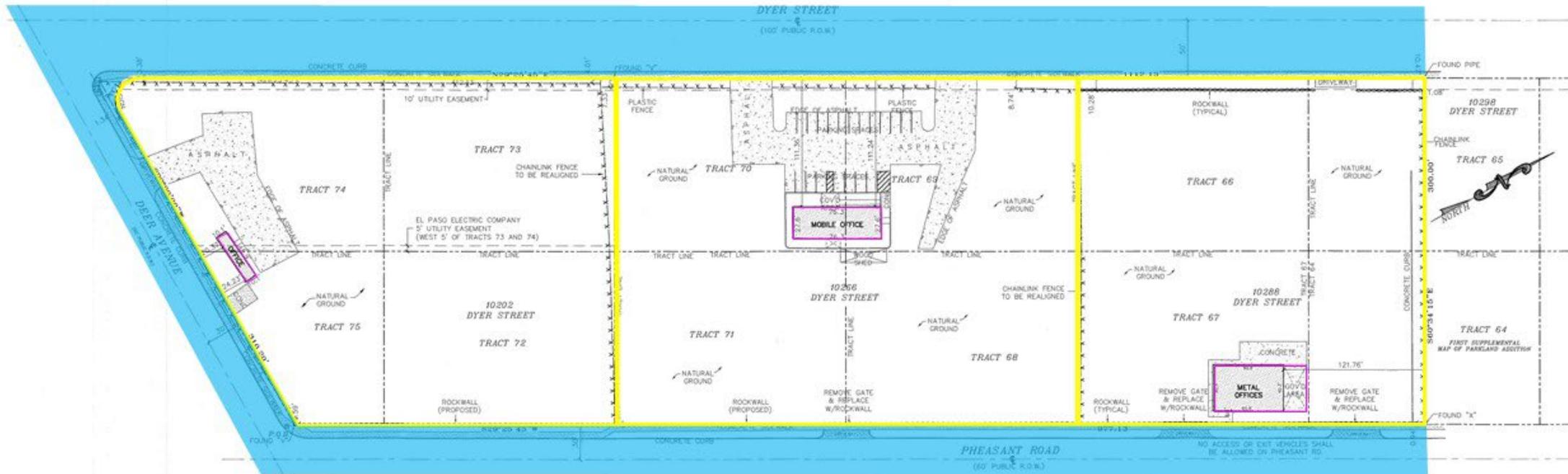


Conceptual Plan

10202

10266

10288





Subject Property

10202 DYER



Subject Property

10266 DYER



Subject Property

10288 DYER



Surrounding Development

N



W



S

E



Public Input

- Notices were mailed to property owners within 300 feet on February 9, 2023.
- The Planning Division has not received any communication in support or opposition to the request.
- One resident spoke in opposition of the rezoning request during the CPC meeting on February 23, 2023.





Recommendation

- Staff recommends **approval** of the rezoning request with conditions.
- CPC recommends **approval** (5-0) of the rezoning request with conditions.



Mission

Deliver exceptional services to support a high quality of life and place for our community



Vision

Develop a vibrant regional economy, safe and beautiful neighborhoods and exceptional recreational, cultural and educational opportunities powered by a high performing government



Values

Integrity, Respect, Excellence, Accountability, People