



ITEM 35

8700 Pell Way Rezoning

PZRZ24-00013

Strategic Goal 3.

Promote the Visual Image of
El Paso



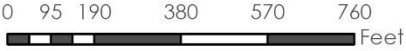


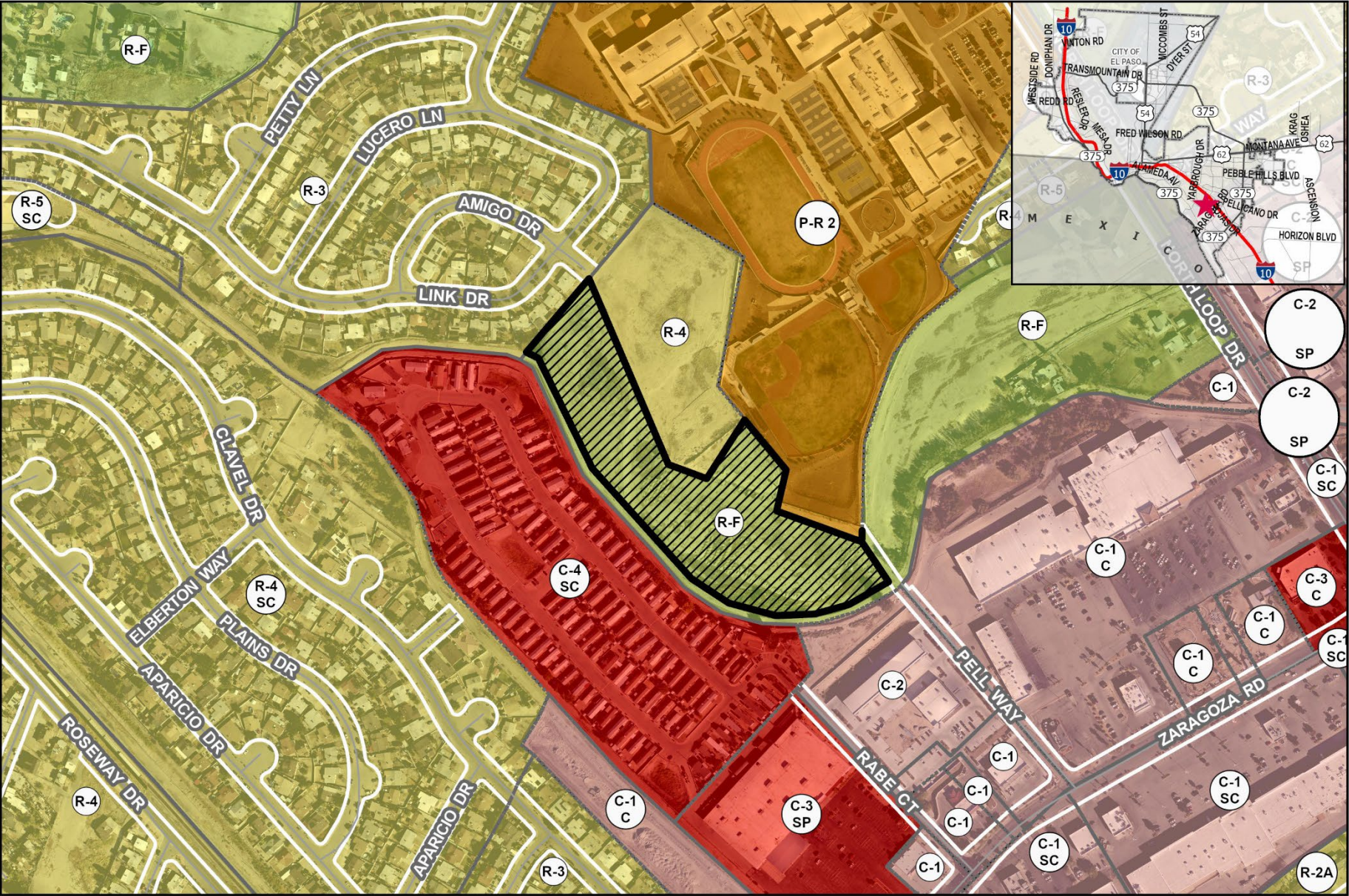
Aerial

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





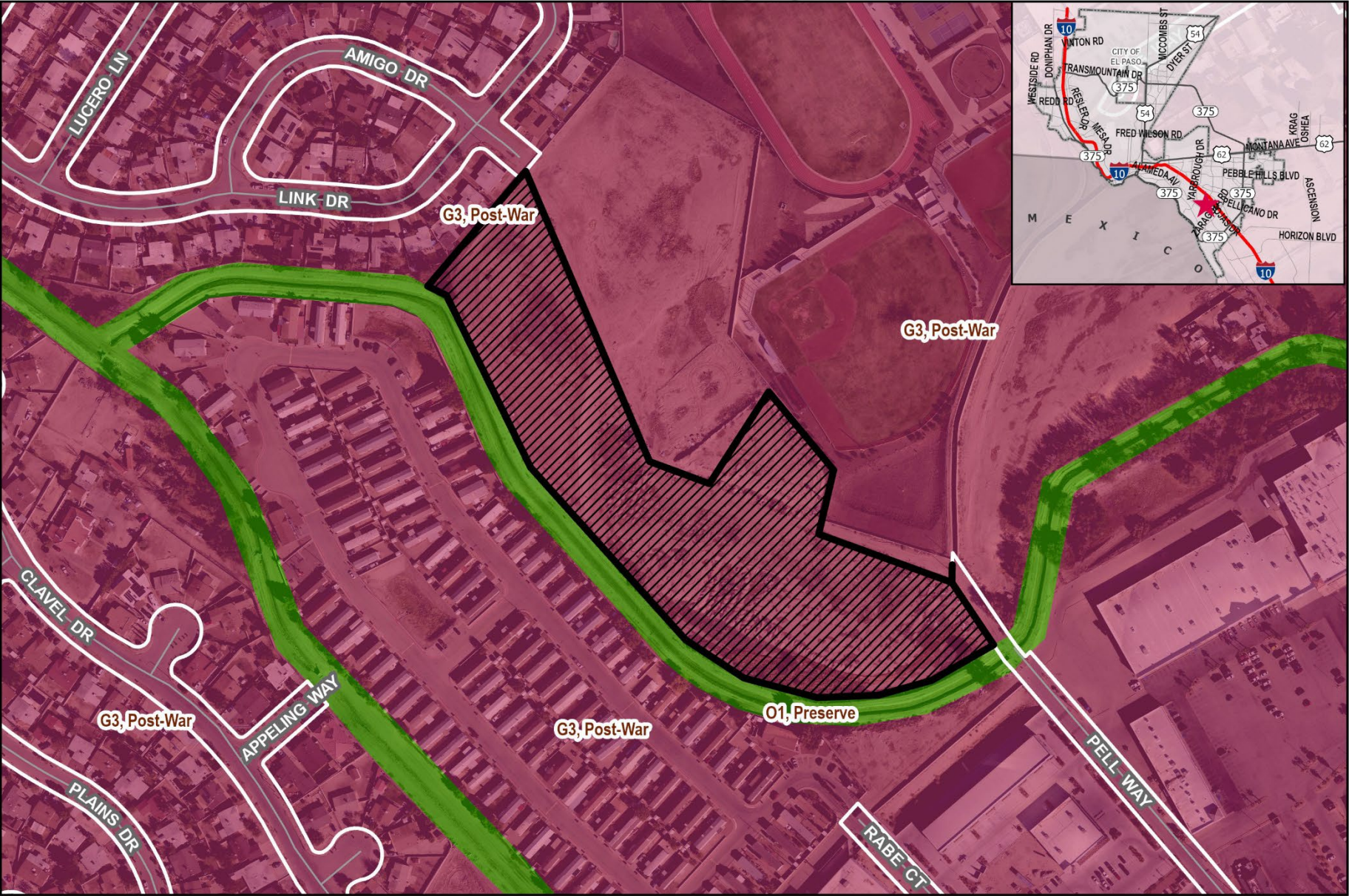
Existing Zoning

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





Future Land Use Map

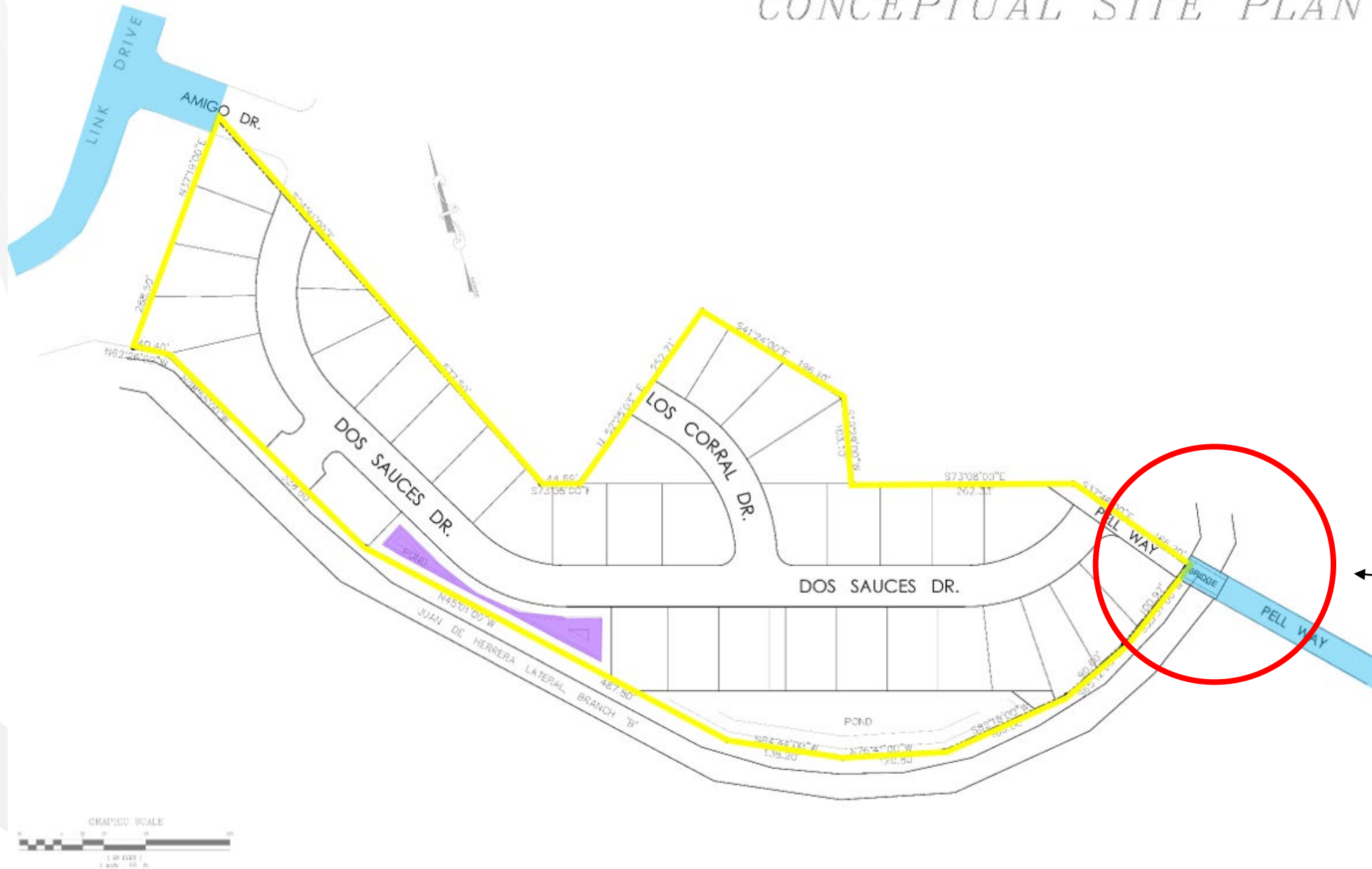
This map is designed for illustrative purposes only. The features depicted here are approximate and more site-specific studies may be required to draw accurate conclusions. Enlargements of this map to scales greater than its original can induce errors and may lead to misinterpretations of the data. The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



Subject Property



CONCEPTUAL SITE PLAN



Conceptual
Plan

Location of
Existing Pell
Way Bridge

Subject Property



Surrounding Development



W



N



S



Public Input

- Notices were mailed to property owners within 300 feet on January 17, 2025.
- The Planning Division has received one (1) phone call of inquiry but no communication in support or opposition.





Recommendation

- Staff and CPC (5-0) recommended **Approval with a Condition** of the rezoning request:
- *That the Pell Way bridge crossing over the Juan De Herrera Lateral be improved to city standards and constructed in accordance with Title 19 – Subdivisions and Title 18 – Building and Construction.*



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

Existing Bridge on Pell Way

