

ATTACHMENT B



City of Phoenix

Planning and Development Department

CONDITIONAL APPROVAL – ABND 230010

Your abandonment request was granted **CONDITIONAL APPROVAL**.

This request will **NOT** be completed until all the stipulations have been met and this request is formally adopted by City Council. It is the **APPLICANT'S RESPONSIBILITY** to ensure that all stipulations are satisfied. **Please contact the Abandonment Coordinator at (602) 534-7321** for questions and notification of your completion of the stipulations.

Upon completion of the stipulations your request will be scheduled for City Council formal approval. You will receive a copy of the abandonment document after it has been recorded with Maricopa County.

If the stipulations of abandonment are not completed within **two years** from the date of your conditional approval (**your expiration date is March 10, 2025**), this request will then **expire**. At that time a new submittal will be required along with the required payment for the abandonment process. A one time, **one year** extension can be requested prior to the expiration date, with applicable extension fee due.



City of Phoenix

Planning and Development Department

March 10, 2023

Abandonment Staff Report: **ABND 230010**

Project# 06-27

Council District: **8**

Location:

Southwest Corner of 34th Street and
Buckeye Road

Applicant:

John Detamore, Stonelake Capital Partners

Request to abandon:

To abandon the 5 foot wide Public Utility
Easement running north/south on Parcel
No. 122-72-045.

Purpose of request:

The applicant states that the easement no
longer serves a public use.



Recommend approval. ”

No comment received.

The Street Transportation Utility Coordination Department has no comments.

No comment received.

No comment received.

Recommend approval.

No comment received.

WSD has NO stipulations for this Abandonment. The proposed property has existing water and sewer mains that can potentially serve the development.

WSD has No Issues with the abandonment of the requested easements after the approval of the abandonment of the existing water main within the water easement.

PDD Village Planner – Sarah Stockham

No comment received.

Neighborhood Services – Yvette Roeder

NSD recommends approval.

Public Transit Department – Michael Pierce

No comment.

Utility Comments

The request was also routed to outside utility companies for their input. Listed below are the responses from each utility.

Cox – Zach Lawson

COX has no facilities within the easement and therefore we approve your request to abandon.

Southwest Gas – Susan R. Mulanax

SWG has no apparent conflicts between the Southwest Gas system and your proposed abandonment of the public utility easement. Southwest Gas would like to recommend abandonment of the public utility easement located at the above-referenced location.

Arizona Public Service – James Generoso

APS has no objection to the abandonment requested in ABND 230010, the subject properties are outside of APS service territory.

CenturyLink – Cody Carson

Qwest Corporation d/b/a CENTURYLINK QC (“CenturyLink”) has reviewed the request for the subject Vacate and has determined that in order to protect its facilities CenturyLink must deny the request at this time.

It is the intent and understanding of CenturyLink that this Vacation shall not reduce our rights to any existing easement or rights we have on this site or in the area.

Salt River Project – Michael Laguna

SRP has no objection to ABND 230010.


Stipulations of Conditional Approval

The request of abandonment ABND 230010 is conditionally approved, and the following stipulation will need to be met:

1. All utilities shall be relocated to locations approved by each affected utility company. All work is to be done by each affected utility company at no expense to the affected utility company. An appropriate performance agreement, in an approved form and cost amount, must be posted with the Planning and Development Department to guarantee the improvements.

2. The abandonment must be completed within **two years** from the conditional approval decision dated **March 10, 2023**.

This conditional approval has been reviewed and approved.

Signature:  _____ Date: 6/13/23

REPORT SUBMITTED BY: Alyssa Neitzel, Abandonment Coordinator

cc John Detamore, Stonelake Capital Partners, Applicant/Representative
Christopher DePerro, Team Leader, Site Planning