

## ATTACHMENT B



### **City of Phoenix**

Planning and Development Department

#### **CONDITIONAL APPROVAL – ABND 200525**

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 Robert G. Martinez at (602) 495-0806** for questions and notification of your completion of the stipulations.

Upon completion of the stipulations **Robert G. Martinez** will schedule your request 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 **one year** from the date of your conditional approval (**your expiration date is August 31, 2021**), 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

**August 31, 2020**

Abandonment Staff Report: **ABND 200525**

Project# **19-2846**

**Location:**

300 North Central Avenue

**Applicant:**

Snell & Wilmer

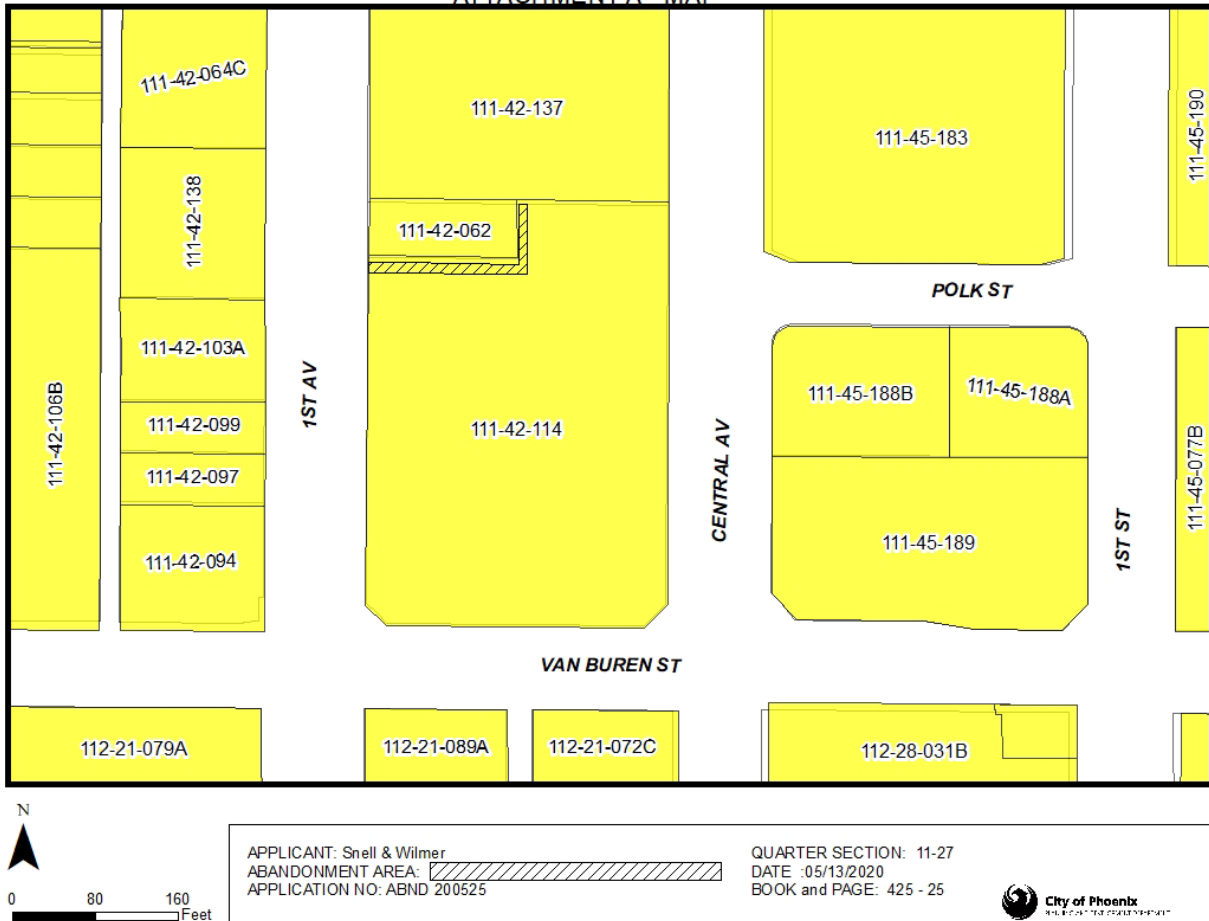
**Request to abandon:**

To abandon a public utility easement, located at 300 North Central Avenue, recorded instrument, 1996738168, easement retained from Abandonment V96074A, Resolution 18810. Recorded with Maricopa County Recorder office

**Purpose of request:**

The applicant states: to facilitate the development of the project as proposed in the RFP, Medistar and the City of Phoenix are requesting the abandonment of the public utility easement. More specifically, this abandonment is necessary to support the completed redevelopment (including a subterranean parking garage) of the project, as required by the RFP and Public Transit Department.

# ATTACHMENT A - MAP



## City Staff Comments and Recommendations:

### **PDD Civil Reviewer:**

"Recommend approval."

### **PDD Planner:**

"No comment."

### **PDD Traffic Reviewer:**

"Recommend approval."

### **Street Transportation:**

"No comment."

### **Street Transportation, Lights:**

"Recommend approval"

### **Street Transportation, PDP:**

"No comment."

**WSD Water & Sewer Reviewer:**

"There are No Conflicts with water and sewer utilities."

**Planning & Zoning:**

No comments received.

**NSD Reviewer:**

No comments received.

**Light Rail:**

No comments received.

**Floodplain Management:**

No comments received.

**Solid Waste:**

"Recommend approval."

**Public Transit:**

"Public Transit Department does not have comment."

**Utility Comments:**

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

**Cox – Kenny Hensman**

"Recommends approval."

**Southwest Gas – Nancy Almanzan**

"After reviewing your request, it has been noted that we have an existing/abandon gas line running in the area proposed for abandonment. Permission is **NOT** granted to abandon the subject public utility easement.

Should there be interest in relocating/removing the gas facilities, the requestor would be responsible for the such costs. Please contact Conflict Review at 480-730-3845."

**Arizona Public Service – James Generoso**

"I have now reviewed this, and APS has no objection to ABND200525, PUE abandonment."

**CenturyLink – Tommy Sassone**

"QWEST CORPORATION d/b/a CENTURYLINK QC ("CenturyLink") has reviewed the request for the subject ABND 200525 and has determined that in order to protect its facilities CenturyLink must deny the request at this time.

The intent of this request appears to be requesting for a vacate and abandonment of a PUE for the purposed of construction of a new building.

CenturyLink has buried facilities located within the PUE servicing the existing building. Developer is responsible to coordinate and reimburse CenturyLink prior to any relocation or easement vacate. In the event CenturyLink facilities need to be removed,

all associated costs will be at the expense of the sponsoring agency/owner.

If you would like to discuss possible alternative resolutions to this Relinquishment, please contact CenturyLink Engineer Jesus Trevizo at (602) 512-2605  
Jesus.Trevizo@centurylink.com."

**Salt River Project – Sherry Wagner**

"Salt River Project has no objection to the abandonment as shown in your application ABND 200525 at 300 N. Central Avenue. This is in the Arizona Public Service serving area."

**Stipulations of Conditional Approval:**

The request of abandonment ABND 200525 is conditionally approved and the following stipulations will need to be met:

1. All utilities shall be relocated to locations approved by the affected utility company. All work is to be done by the affected utility company at no expense to the affected utility company.

The above stipulations must be completed within **one year** from the conditional approval decision dated August 31, 2020.

**This conditional approval has been reviewed and approved.**

Hearing Officer Signature:



Date: 9/8/2020

REPORT SUBMITTED BY: Wendy Turner, Abandonment Coordinator  
cc: Applicant/Representative, City of Phoenix Water Services Department  
Christopher DePerro, Team Leader Site Planning