Case Number: Request to Relinquish Easement No. 884

Location: 2915 South National Avenue

Acres: 0.13

Existing Land Use: Utility Easement

Applicant: A-1 Self Storage, Inc. and the William C. Beall Jr., Trust

Staff: Andrew Menke, 864-1613

Staff Recommendation: Approve

Proposed Motion: Move to approve Relinquish Easement No. 884

Summary of Applicants' Request:

A-1 Self Storage, Inc. and the William C. Beall, Jr. Trust are requesting to relinquish a utility easement to facilitate the development of the property. No replacement easements are to be dedicated.

Staff Comments:

Planning and Development:

1. The applicant is requesting to relinquish a utility easement in order to facilitate development of the property.
2. The Planning and Zoning Commission has the authority to relinquish easements; if the relinquishment does not affect public utilities.
3. No one has objected to this request to date.

City Utilities – Developer Services:

No objection to relinquishment.
SURROUNDING LAND USES (GOOGLE MAP AERIAL VIEW):

GOOGLE MAPS STREET VIEW:
## FINDINGS FOR STAFF RECOMMENDATION:

In order to approve a relinquishment of a public easement, the Planning and Zoning Commission must make the following findings:

<table>
<thead>
<tr>
<th>APPROVAL CRITERIA</th>
<th>STAFF RESPONSE</th>
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<tbody>
<tr>
<td>1. No one has objected to the relinquishment of the easements.</td>
<td>No one has objected to the relinquishment of the easement.</td>
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<td>2. The appropriate City agency has filed with the Planning and Development Department a statement that the easements are no longer needed to provide service.</td>
<td>All interested City agencies have filed a statement and do not object to the relinquishment of the subject easement. The applicant is not required to dedicate a replacement easement.</td>
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<td>3. That the retention of the easements no longer serves any useful public purpose.</td>
<td>The retention of the subject easement no longer serves a public purpose. The applicant is not required to dedicate a replacement easement.</td>
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LEGAL DESCRIPTION:

DESCRIPTION OF EASEMENT BEING RELINQUISHED:

A TEN FOOT (10') UTILITY EASEMENT AS SHOWN LYING ALONG AND PARALLEL TO THE NORTHERLY LINE OF LOT 9 OF BATTLEFIELD BOWL A SUBDIVISION IN THE CITY OF SPRINGFIELD AS RECORDED IN THE RECORDER'S OFFICE OF GREENE COUNTY, MO IN PLAT BOOK DD PAGE 69, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 9, BATTLEFIELD BOWL SUBDIVISION;

THENCE SOUTHERLY 10'+ ALONG THE WESTERLY RIGHT-OF-WAY (ROW) OF CAMPBELL AVE. AS NOW EXISTS;

THENCE WESTERLY LEAVING SAID ROW TO A POINT 10'+ SOUTHERLY OF THE NORTHWEST CORNER OF SAID LOT 9;

THENCE NORTHERLY 10' TO THE NORTHWEST CORNER OF SAID LOT 9;

THENCE ALONG THE NORTHLY LINE OF SAID LOT 9 TO THE POINT OF BEGINNING CONTAINING 0.13 ACRES MORE OR LESS.