

C24-003

Print Form

City of Tyler  
Planning and Zoning  
423 W. Ferguson  
Tyler, TX 75710-2039  
(903) 531-1175  
(903) 531-1170 fax

**INFORMATION FOR COMPLETING PETITION  
REQUESTING THOROUGHFARE CLOSURE**

**INDEX**

ITEMS REQUIRED FOR EACH APPLICATION:

- A. Petition for Thoroughfare Closure
- B. Applicant's Support Information for Thoroughfare Closure
- C. Authorization of Agent
- D. Map showing thoroughfare
- E. Fee - Section 10-776

**PROCESS**

City Code Sec. 10-260 - 10-266

All thoroughfare closures are by Ordinance, and only the City Council has the authority to close a thoroughfare. The Council has assigned the study of thoroughfare closings to the Planning and Zoning Commission, who will make recommendations to the Council. If the Commission recommends this request for the closure of a thoroughfare, it will not be effective until it is then passed by the City Council. The closure process normally requires a period of sixty (60) days.

**NOTE:** The Planning and Zoning Commission hears all requests on the first Tuesday of each month, at 1:30 p.m., in the Council Chamber, City Hall, 212 North Bonner Avenue, Tyler, Texas.

**Thoroughfare Closure requests must be filed in the Planning and Zoning Department, 423 West Ferguson, Tyler, Texas.**

Please have a representative present at all public hearings. The applicant has the duty to produce evidence before the Planning and Zoning Commission and City Council to justify the proposed thoroughfare closure. This generally requires a showing that conditions affecting the thoroughfare have substantially changed, resulting in the thoroughfare no longer being required for public access.

**OFFICE USE ONLY**

Filing Fee for Application

Receipt No.: \_\_\_\_\_ Amount: \_\_\_\_\_

Signed By: \_\_\_\_\_

**RECEIVED**

**MAR 22 2024**

**PLANNING DEPT.**



# PETITION FOR THOROUGHFARE CLOSURE

The undersigned, as owner of the herein described property hereby makes application in the name of:

APPLICANT Mezayek Building Ltd. ADDRESS \_\_\_\_\_

of the following public thoroughfare of the City of Tyler: Mercedes & Bendale Lanes

**The thoroughfare:**     Street             Alley

Improved?             Paved             Unpaved

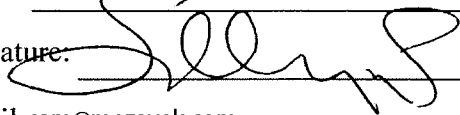
*(Please print all but signature)*

Owner(s) Name: Mezayek Building Ltd.

Address: 112 E. Heritage Drive

City, State, Zip: Tyler, TX 75703

Phone: 903-561-6000

Signature: 

Email: sam@mezayek.com

*(Please print all but signature)*

Owner(s) Name: \_\_\_\_\_

Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Phone: \_\_\_\_\_

Signature: \_\_\_\_\_

Email: \_\_\_\_\_



# SUPPORT INFORMATION FOR THOROUGHFARE CLOSURE

Applicants should submit the following information in support of their Thoroughfare Closure Request:

1. Is this thoroughfare a paved or surfaced street, or is it an unimproved right-of-way?

Paved

2. Is this public thoroughfare no longer in use? If so, approximately how long has it not been in use?

New Street and Subdivision

3. Is it likely that this thoroughfare will ever be needed for public access?

NO

4. Do all of the lots adjacent to the proposed closed thoroughfare have an alternative source of public access? If not, how will public access be provided?

Will make all streets private

5. Is this public right-of-way currently in private use by the adjacent property owner(s)? If so, for what use is the right-of-way currently used?

Mezayek Building is the developer and owns all lots on these streets. Will make all streets private.

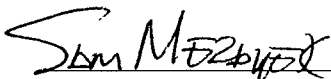
6. Will the closure of this thoroughfare be of any inconvenience to through traffic?

No! There is not through traffic.

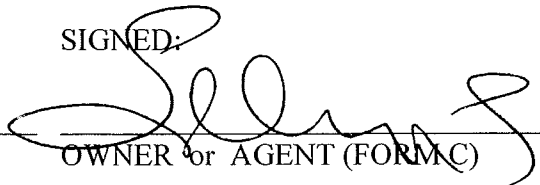
7. If this thoroughfare is to be closed to the public, for what private use will it be utilized?

Gated Residential neighborhood.

PRINTED:

  
OWNER or AGENT (FORM C)

SIGNED:

  
OWNER or AGENT (FORM C)



# AUTHORIZATION OF AGENT

We, the undersigned, being owners of real property adjacent to the thoroughfare closure requested, do hereby authorize (please print),

Agent Name: \_\_\_\_\_

Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Phone: \_\_\_\_\_

Signature: \_\_\_\_\_

Email: \_\_\_\_\_

to act as our Agent in the matter of this thoroughfare closure. The term "agent" shall be construed to mean any lessee, developer, option holder, or authorized individual who is authorized to act in behalf of the owner(s) of said adjacent property.

(Form to be signed below by all owners of the adjacent property.)

**SIGNATURE**

**MAILING ADDRESS**

1 \_\_\_\_\_

\_\_\_\_\_

2 \_\_\_\_\_

\_\_\_\_\_

3 \_\_\_\_\_

\_\_\_\_\_

4 \_\_\_\_\_

\_\_\_\_\_

(Completion of this section is necessary only when the person submitting this request does not own all of the property. If not the owner, the applicant must sign the petition as "AGENT".)