



**HORIZON CITY**

Incorporated 1988

**AGENDA  
PUBLIC MEETING  
REGULAR PLANNING AND ZONING MEETING  
THE TOWN OF HORIZON CITY, TEXAS  
Monday, October 20, 2025, 6:00 PM**

Notice is hereby given that a Regular Planning and Zoning Meeting of the Town of Horizon City, Texas will be held on **Monday, October 20, 2025 at 6:00 PM** at City Council Chambers Room, 15001 Darrington Road, Horizon City, TX 79928, at which time the following will be discussed and considered:

**1. CALL TO ORDER; PLEDGE OF ALLEGIANCE; ESTABLISHMENT OF QUORUM:**

**2. COMMISSION MEMBERS ATTENDANCE:**

**COMMISSIONERS EXCUSED AND UNEXCUSED:**

**3. OPEN FORUM:** NOTE: The Planning & Zoning Commission encourages public comment on all matters of interest listed on this agenda. Speakers from the audience will be given an opportunity to discuss each item in the order in which it appears on the agenda, prior to the Commission discussing the item unless otherwise approved by the Chairman. A "Speaker Request" form is available for those who wish to sign up on the day of the meeting. This form is also available in advance by downloading the attached form. Please submit the "Speaker Request" form completely filled out to the Board Secretary prior to the meeting. The Commission retains the option to set reasonable limits on the number, frequency, and length of presentations. Please contact the Board Secretary at (915) 852-1046 Ext. 404 with any additional questions. **3**

**4. PUBLIC HEARINGS**

**NOTICE TO THE PUBLIC AND APPLICANTS** The staff report for an agenda item may include conditions, exceptions or modifications. The Commission's motion to approve an item in accordance with the staff report or with all staff comments means that any modification, waivers, exceptions requested by the applicant and recommended for approval by staff and any staff recommended conditions, have been approved, without necessitating that the Commission restate the modifications, exceptions, waivers, or conditions as part of the motion to approve and that any findings required to be made by the Commission, have been made. If the Commission does not wish to approve an exception or modification, or require a condition, then the Commission's motion will state which have not been approved, otherwise, the staff report, with all modifications, exceptions and conditions, is approved and the applicant shall comply with all provisions of the staff report.

**A. DISCUSSION AND RECOMMENDATION:**

**4**

Planning Specialist

On the submitted **Combination-Preliminary & Final Subdivision Plat** applications for **Darrington Plaza Subdivision (Case No. SUC25-0007)**, and to authorize the Mayor to sign the recording plat, legally described as a Portion of Tract 1A, Section 42, Block 78, Township 3, Texas and Pacific Railroad Company Surveys, El Paso County, Texas. Containing 7.648 acres ±. Application submitted by Applicant/Representative: Del Rio Engineering.

**B. DISCUSSION AND RECOMMENDATION:**

**16**

Planning Director

On the submitted **Replat** application for **Darrington Park Replat B (Case No. SUC25-0008)**, legally described as a portion of Lot 4, Block 3, Darrington Park, El Paso County, Texas. Located in the Horizon City Extra Territorial Jurisdiction (ETJ). Containing 10.034 acres ±. Application submitted by GECCA, LLC.

**5. OTHER BUSINESS**

**A. DISCUSSION AND ACTION:**

27

On the Planning and Zoning meeting minutes for the meeting held on September 15, 2025.

**6. ANNOUNCEMENTS**

A. The next regular scheduled meeting: **Monday, November 17, 2025 at 6pm.**

Adjournment:

Motion to Adjournment: \_\_\_\_\_ 2nd \_\_\_\_\_

Dated this Friday, October 13, 2025.

By: \_\_\_\_\_  
Elvia Schuller, City Clerk

I, the undersigned authority, hereby certify that the above notice of the Regular Planning and Zoning Meeting of the Town of Horizon City, Texas is a correct copy of this notice, and that I posted this notice at least seventy-two (72) hours preceding the scheduled meeting at the City Hall Bulletin Boards of the Town of Horizon City, Texas on this Friday, October 13, 2025. by 5:00 p.m.

Agenda Removed: \_\_\_\_\_ Time \_\_\_\_\_ By \_\_\_\_\_

In compliance with the Americans with Disabilities Act, the Town of Horizon City will provide for reasonable accommodations for persons attending meetings. Requests for auxiliary aids and services must be made 48 hours prior to this meeting by calling the City Clerk at (915) 852-1046.

# SPEAKER REQUEST FORM

*(for all persons who wish to address the Board or Commission)*

Date of Meeting: \_\_\_\_\_

Your Name: \_\_\_\_\_

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

City: \_\_\_\_\_ Contact Number: \_\_\_\_\_

## **IF SPEAKING FOR AN ORGANIZATION:**

Name of Organization: \_\_\_\_\_

Speaker's Official Capacity: \_\_\_\_\_

Agenda Item No.: \_\_\_\_\_ Public Hearing Agenda Item No.: \_\_\_\_\_

For (if applicable)       Against (if applicable)

## **OPEN FORUM:**

To speak on an item not listed on the agenda, known as **OPEN FORUM**, please indicate area of interest:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Please remember to step to the podium as soon as you are recognized by the chair; state your name and address before beginning your presentation. If you have written notes you wish to present to the Chair and the Board/Commission, PLEASE FURNISH AN EXTRA COPY FOR THE BOARD/COMMISSION.

The Board/Commission will appreciate each speaker limiting an address on any one item to three minutes.

Thank you for your cooperation.

**PLEASE CARRY THIS FORM TO THE  
BOARD SECRETARY AT THE DESK PRIOR  
TO THE BEGINNING OF THE MEETING.**



**TOWN OF HORIZON CITY  
Planning and Zoning Commission Staff Report**

**Case No.:** SUC25-0007 Darrington Plaza Subdivision

**Application Type:** Preliminary & Final Subdivision Plat Applications

**P&Z Hearing Date:** October 20, 2025

**Staff Contact:** Art Rubio, Chief Planner  
915-852-1046, Ext. 407; arubio@horizoncity.org

**Address/Location:** East of Darrington Rd and North of Kenazo Ave.

**Property ID Nos.:** X57800034200760

**Legal Description:** A portion of Tract 1A, Section 42, Block 78, Texas and Pacific Railroad Company Survey, Town of Horizon City, El Paso County, Texas

**Property Owner:** Bowling Enterprises, Ltd.

**Applicant/Rep.:** Del Rio Engineering

**Nearest Park:** Golden Eagle Park

**Nearest School:** Frank Macias Elementary School

| <b>SURROUNDING PROPERTIES:</b> |                 |                 |
|--------------------------------|-----------------|-----------------|
|                                | <b>Zoning</b>   | <b>Land Use</b> |
| <b>N</b>                       | C-1             | Commercial      |
| <b>E</b>                       | R-4             | Residential     |
| <b>S</b>                       | C-1             | Commercial      |
| <b>W</b>                       | M-1             | Industrial      |
| <b>LAND USE AND ZONING:</b>    |                 |                 |
|                                | <b>Existing</b> | <b>Proposed</b> |
| <b>Land Use</b>                | Vacant          | Commercial      |
| <b>Zoning</b>                  | C-1             | Commercial      |

**Application Description:**

*Preliminary and Final Subdivision:*

The proposed preliminary and final commercial subdivision includes 2 lots for commercial development, the smallest lot measuring approximately 48,906 sq. ft. / 1.227-acres and the largest lot measuring approximately 145,308 sq. ft / 3.335-acres.

**Staff Recommendation:**

Staff recommends approval subject to addressing all pending comments prior to City Council Meeting.

**Planning Division Comments:**

Preliminary:

Final:

**Town Engineer Comments:**

Preliminary Plat:

1. Sec. 4.2.2.7: The location map should be oriented with the drawing and in the same direction as the detail subdivision drawing.
2. Sec. 4.2.2.9: If applicable, provide pertinent documents pertaining to the creation of a property owners' association responsible for maintenance obligations, if such private ownership is to be established.

Final Plat:

1. Sec. 4.3.2.5: The location of all permanent monuments and control points. The monuments and pins shall be delineated. Provide location of pins or monuments if available.

**El Paso 9-1-1 District Comments:**

The addressing is fine, though it would be preferable for all the ranges to be in the 200's range. Having the last address at 306 is awkward and would not match any street signage for block ranges at the intersection of Nunda Dr & S Darrington Rd. It's always preferable not to split ranges outside of intersections. Intersections provide a clearer sense of block range changes.

**TxDOT Comments:**

**El Paso Central Appraisal District Comments:**

**El Paso Electric Company:**

We have no comments for Darrington Plaza Subdivision.

**Texas Gas Service:**

In reference to case: Darrington Plaza Subdivision, Texas Gas Service has a regulator station at Darrington and Kenazo intersection. Also, there is an existing 6" HP main coming out from the regulator station going south that connect to the existing 16" HP main located in the middle of the road along Darrington Rd.

**Kinder Morgan:**

**Clint Independent School District:**

**EPCAD**

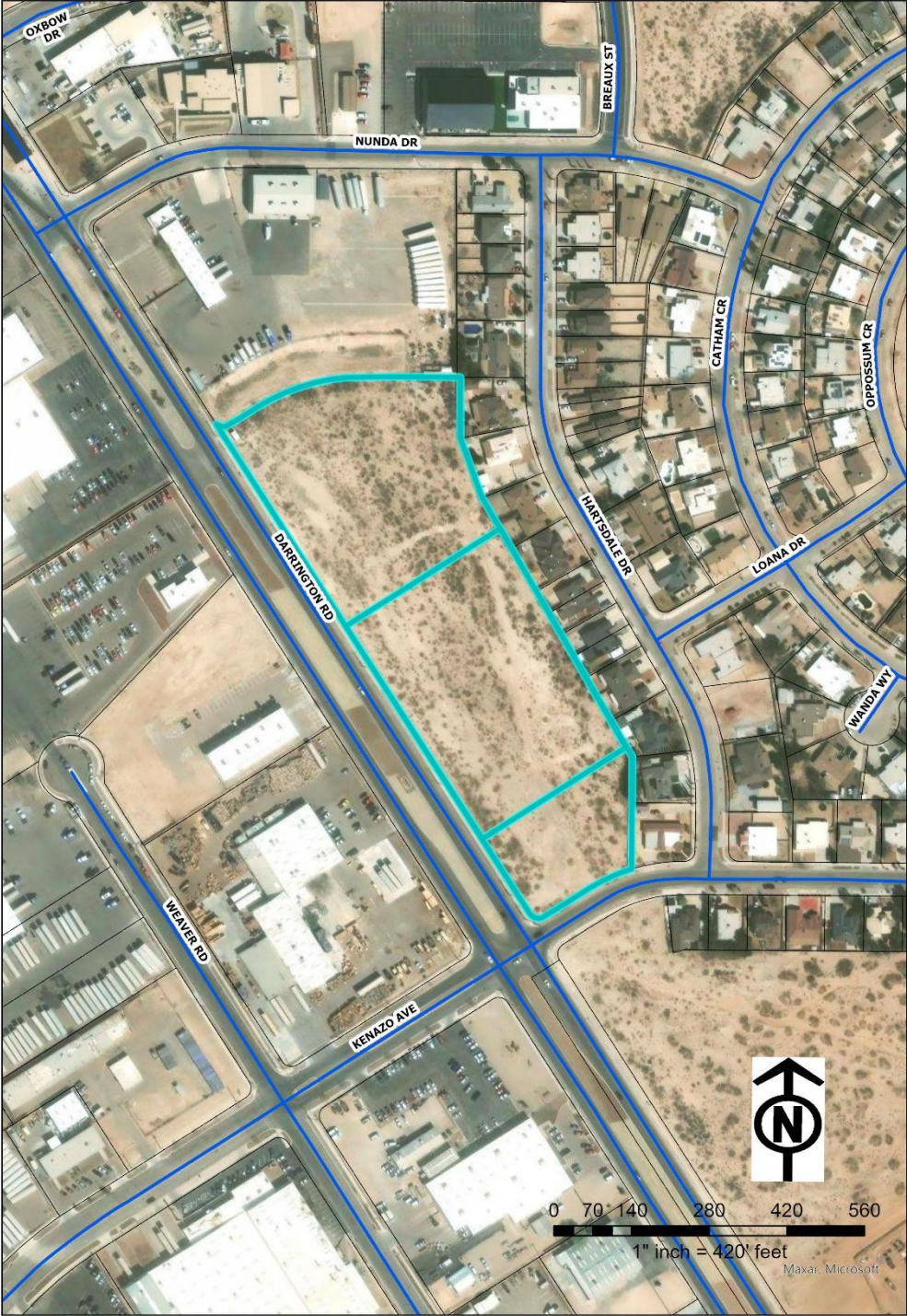
**HRMUD:**

**Attachments:**

- 1 - Aerial**
- 2 - Zoning Designation Map**
- 3 - Location Map**
- 4 - Preliminary Plat**
- 5 - Final Plat**
- 6 - Existing Right-of-Way Cross Sections**
- 7 - Preliminary & Final Plat (Combination) Online Application**

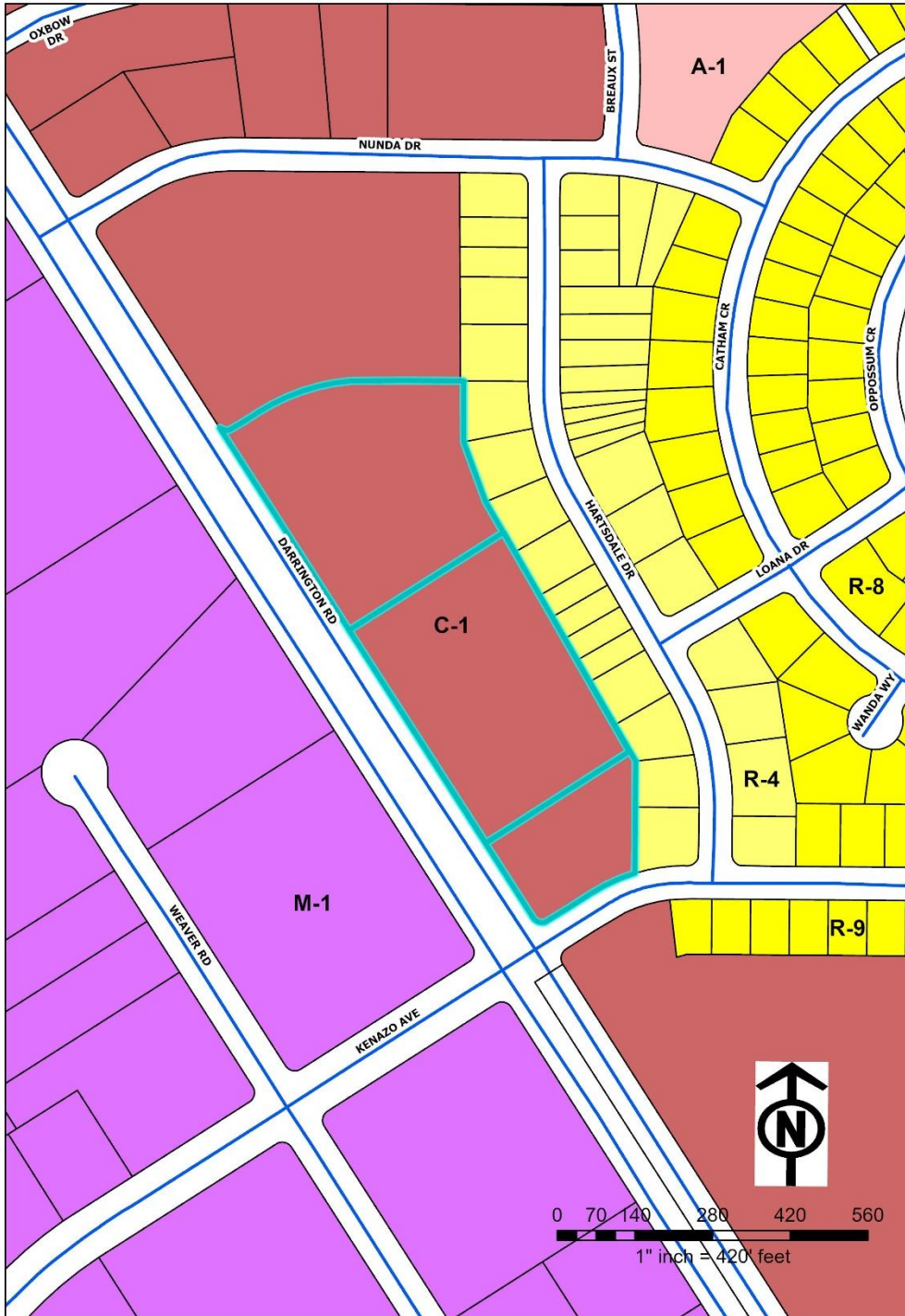
**Attachment 1: Aerial Map**

**Planning & Zoning Commission  
Darrington Plaza Subdivision  
Case No. SUC25-0007**

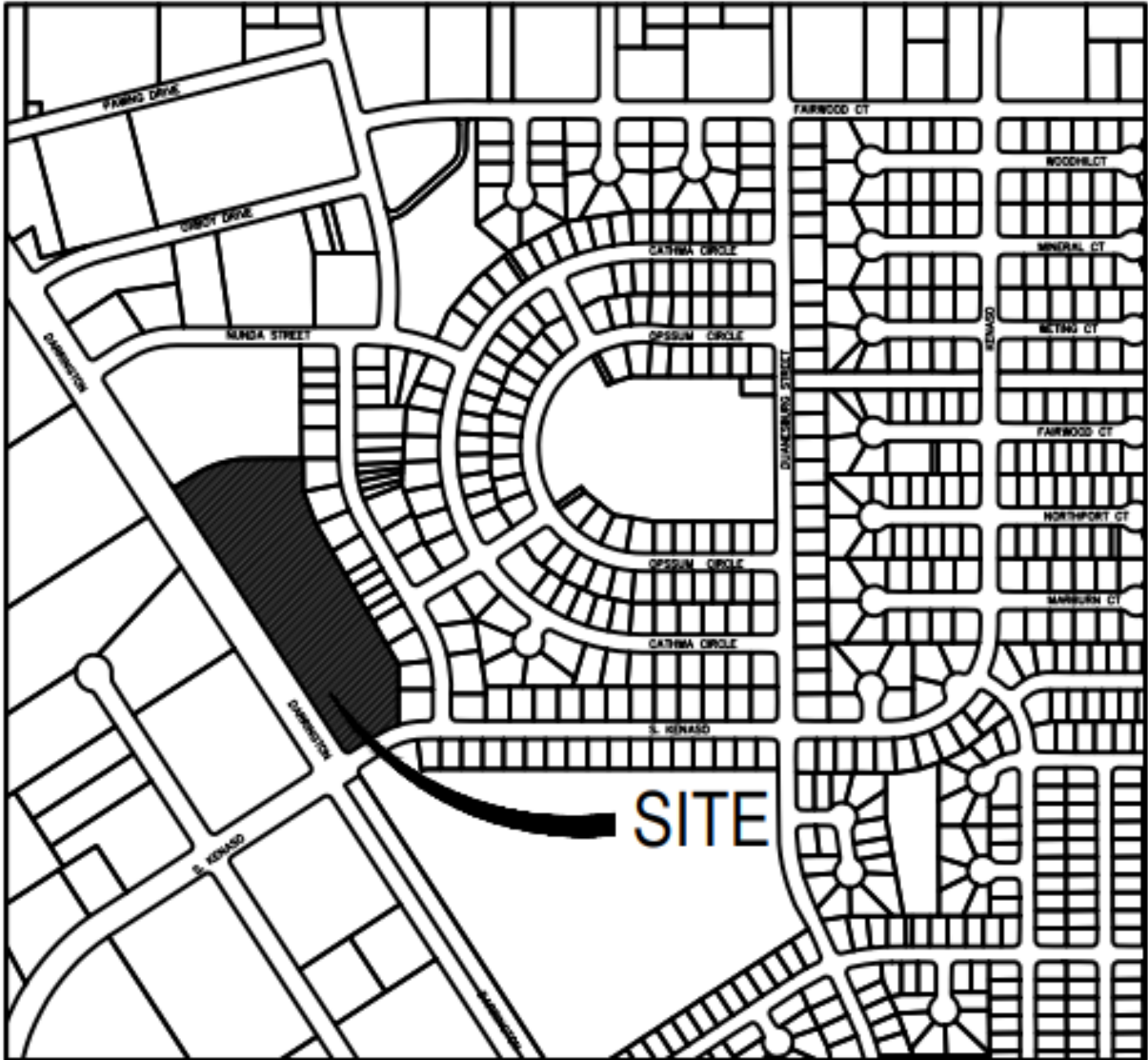


**Attachment 2: Zoning Designation Map**

**Planning & Zoning Commission  
Darrington Plaza Subdivision  
Case No. SUC25-0007**



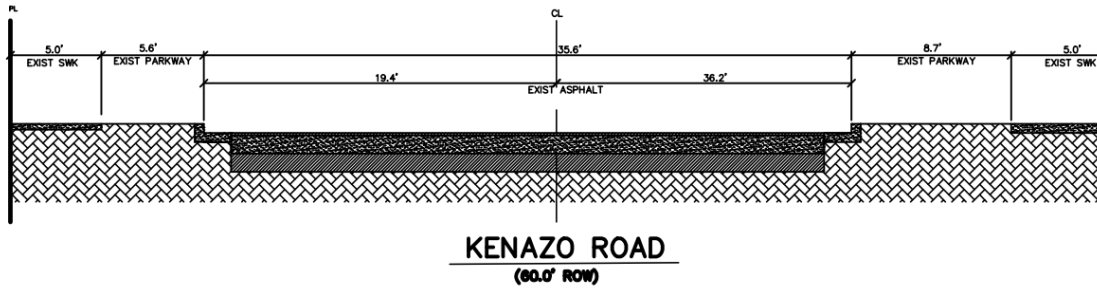
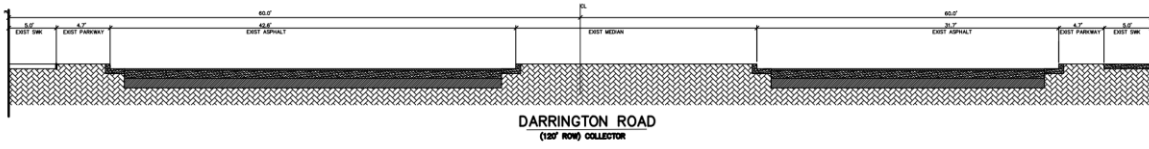
**Attachment 3: Location Map**







**Attachment 6 – Existing Right-of-Way Cross Section**



**Attachment 7: Preliminary & Final Plat (Combination) Online Application**



**Town of Horizon City, TX**  
**Town of Horizon City Hall**

14999 Darrington Road  
 Horizon City, TX 79928  
 915-852-1046  
<https://www.horizoncity.org/>

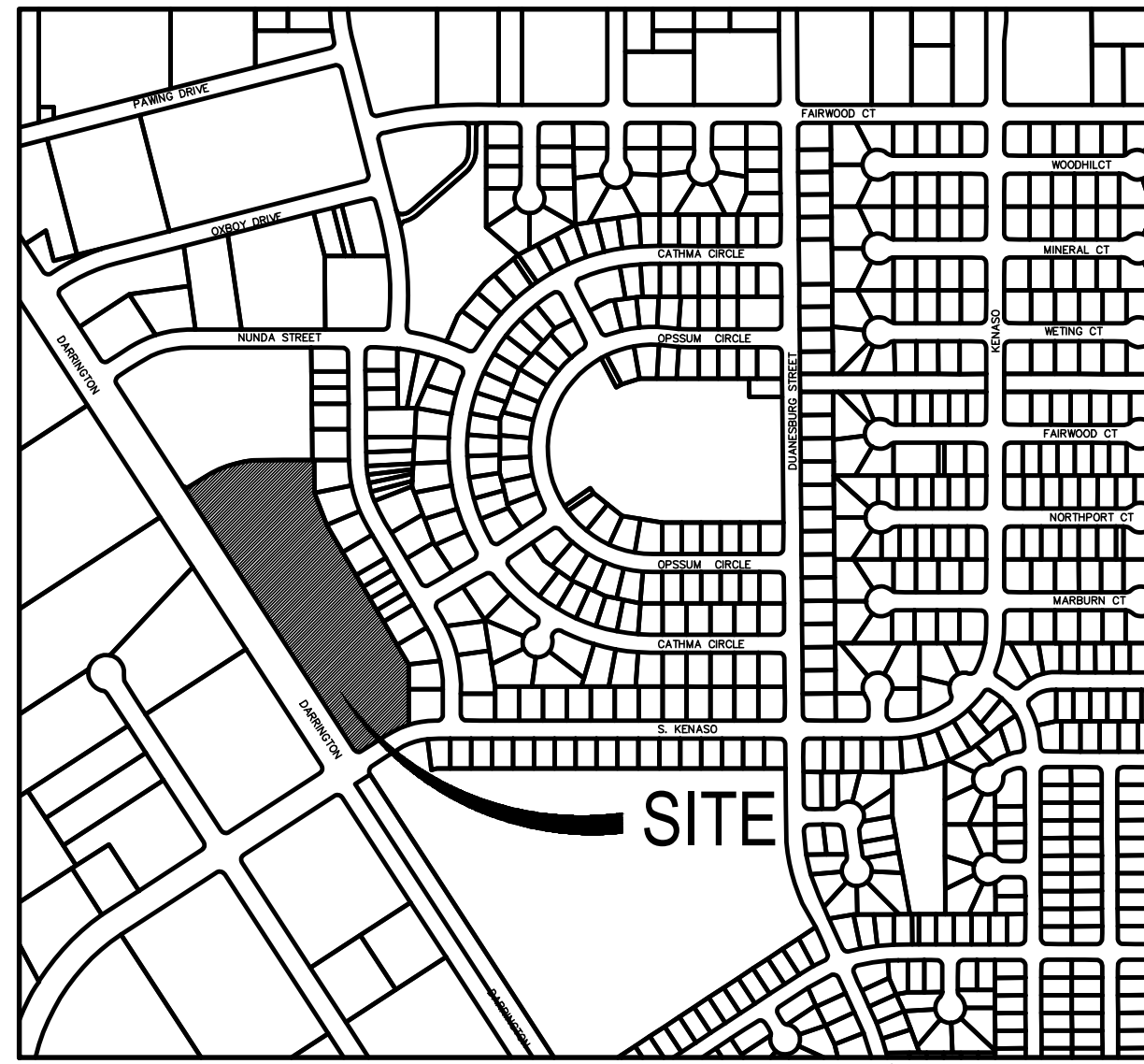
**PERMIT**

|  |  |
|--|--|
| <b>SUC25-0007</b>  | <b>SUBDIVISION COMBO (SUB/REPLAT-<br/>BOTH PRELIM/FINAL)</b> |
| <b>SITE ADDRESS:</b> 0 DARRINGTON RD HORIZON CITY<br><b>PRIMARY PARCEL:</b> X57800034200760<br><b>PROJECT NAME:</b> DARRINGTON PLAZA SUBDIVISION | <b>ISSUED:</b><br><br><b>EXPIRES:</b>                        |

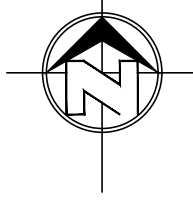
**APPLICANT:** Masoud, Sal  
 P.O. Box 220251  
 El Paso, TX 79913  
 9158732400

**OWNER:** BOWLING ENTERPRISES LTD  
 6000 NORTHERN PASS DR STE  
 EL PASO, TX 79911-7209

| Detail Name   | Detail Value                     |
|---|----------------------------------|
| Number of Acres   | 8                                |
| Please select the Land Use here:  | Commercial                       |
| Please provide the Specific Use here - e.g. <b>Residential:</b> single-family/duplex. <b>Commercial:</b> retail/office. <b>Industrial:</b> manufacturing/assembly. <b>Institutional:</b> church/hospital. <b>Civic:</b> library/park/government | Self Storage Units, Retail Store |
| Number of Units:  | 3                                |
| Acreage:  | 7.648                            |
| If single-family or duplex development is proposed: enter the average floor area of houses  | N/A                              |
| Are special improvements proposed in connection with the development?   | No                               |
| Is a modification of any portion of the subdivision ordinance proposed?   | No                               |
| If answer is "Yes", please explain the nature of the modification or enter N/A  | N/A                              |
| What type of landscaping is proposed?   | Parkway                          |
| If answered "Other", please describe the landscaping type proposed or enter N/A   | N/A                              |
| Remarks and/or explanation of special circumstances   | N/A                              |
| Will plat be recorded prior to subdivision improvements being completed & approved?   | Yes                              |
| If answered "Yes" to plat recorded before completion of subdivision improvements, have Required Guarantee OR Improvement Cost Estimates & Construction Agreement been submitted?  | No                               |
| Will any Restrictions and Covenants be recorded with plat?  | No                               |
| If the project will have improvements dedicated to the City, have the plans been approved?  | N                                |



LOCATION MAP  
SCALE: 1" = 600'



**SCHOOL DISTRICT**  
CLINT INDEPENDENT SCHOOL DISTRICT

**OWNER**  
Bowling Enterprises, Ltd.  
16000 Northern Pass  
Suite C-1 El Paso TX 79913  
El Paso Texas  
Phone: (915) 833-2400

**FLOOD\_ZONE**  
FLOOD\_ZONE "X" DESIGNATED BY THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL FLOOD MAP NUMBER 480212 0250B EFFECTIVE DATE: SEPTEMBER 4, 1991.

**METES & BOUNDS DESCRIPTION**  
COMMENCING for reference at a point at the intersection of Darrington Road (120 feet wide) and Kenazo Avenue (60 feet wide); THENCE, North 56°55'40" East, with the centerline of said Kenazo Avenue, a distance of 80.00 feet to a point; THENCE, North 33°04'20" West, a distance of 30.00 feet to a point lying in the northwesterly right-of-way line of said Kenazo Avenue for a corner and the POINT OF BEGINNING of this parcel description;  
THENCE, with the arc of a curve to the right, a distance of 31.42 feet to a point lying in the northeasterly right-of-way line of said Darrington Road for a corner of this parcel; Said curve having a radius of 20.00 feet, a central angle of 90°00'00" and a chord which bears North 78°04'20" West, a distance of 28.28 feet;  
THENCE, North 33°04'20" West, with said northeasterly right-of-way line, a distance of 1055.06 feet to a point lying in the southerly boundary line of Horizon Manor Unit Two, as recorded in Volume 20, Page 56, Plat Records of El Paso County, Texas, for a corner of this parcel;  
THENCE, with the arc of a curve to the left and with said southerly boundary line, a distance of 31.42 feet to a point, for a corner of this parcel; Said curve having a radius of 20.00 feet, a central angle of 90°00'00" and a chord which bears South 78°04'20" East, a distance of 28.28 feet;  
THENCE, North 56°55'40" East, continuing with said southerly boundary line, a distance of 54.01 feet to a point, for a corner of this parcel;  
THENCE, with the arc of a curve to the right and continuing with said southerly boundary line, a distance of 211.73 feet to a point, for a corner of this parcel; Said curve having a radius of 367.28 feet, a central angle of 15°34'41" and a chord which bears North 73°26'34" East, a distance of 208.81 feet;  
THENCE, North 89°57'28" East, continuing with said southerly boundary line, a distance of 169.91 feet to a point, for a corner of this parcel;  
THENCE, South 00°31'57" East, a distance of 110.00 feet to a point, for a corner of this parcel;  
THENCE, South 20°32'00" East, a distance of 115.00 feet to a point, for a corner of this parcel;  
THENCE, South 30°30'08" East, a distance of 540.56 feet to a point, for a corner of this parcel;  
THENCE, South 00°02'32" East, a distance of 202.44 feet to a point lying in northwesterly right-of-way line of said Kenazo Avenue for a corner of this parcel;  
THENCE, with the arc of a curve to the left and continuing with said northwesterly right-of-way line, a distance of 86.13 feet to a point, for a corner of this parcel; Said curve having a radius of 316.77 feet, a central angle of 15°34'41" and a chord which bears South 64°43'00" West, a distance of 85.86 feet;  
THENCE, South 56°55'40" West, continuing with said northwesterly right-of-way line, a distance of 92.92 feet to the POINT OF BEGINNING.  
Said Parcel contains 7.648 acres more or less.

- PLAT NOTES AND RESTRICTIONS:
- This property lies in Zone "X", as designed by F.E.M.A. El Paso County, Community Panel No. 480212-00025 B, Dated September 04, 1991.
  - Restrictive Covenants for this property are filed in the El Paso County Clerk's Office, Instrument No. \_\_\_\_\_ Date \_\_\_\_\_
  - Tax Certificates for this property are filed in the El Paso County Clerk's Office, Instrument No. \_\_\_\_\_ Date \_\_\_\_\_
  - Water supply and Sanitary Sewer Service will be provided by the Horizon Regional Municipal Utility District.
  - Town of Horizon City monument at the intersection North Kenazo and Rodman drive. 4028.57' (NAVD88 datum)
  - Lot owner is responsible for maintaining driveways, sidewalks and parkways abutting their property.
  - Set 1/2" rebar at all exterior boundary corners unless otherwise noted.
  - Set 1/2" rebar at all lot corners to be done after construction is completed.
  - All easements are 10' wide utility easement unless otherwise noted.
  - Grading and drainage plans will be required before building permits are issued.
  - Stormwater Drainage shall be address through a private pond, reviewed at the building permit stage.

| LINE | DIRECTION   | DISTANCE |
|------|-------------|----------|
| L1   | N56°55'40"E | 80.00'   |
| L2   | N33°04'20"W | 30.00'   |
| L3   | N56°55'40"E | 54.01'   |
| L4   | S00°31'57"E | 110.00'  |
| L5   | S20°32'00"E | 115.00'  |
| L6   | S56°55'40"W | 92.92'   |

| CURVE | RADIUS  | LENGTH  | CHORD   | BEARING     | DELTA     |
|-------|---------|---------|---------|-------------|-----------|
| C1    | 20.00'  | 31.42'  | 28.28'  | N78°04'20"W | 90°00'00" |
| C2    | 20.00'  | 31.42'  | 28.28'  | S78°04'20"E | 90°00'00" |
| C3    | 367.28' | 211.73' | 208.81' | N73°26'34"E | 33°01'48" |
| C4    | 316.77' | 86.13'  | 85.86'  | S64°43'00"W | 15°34'41" |

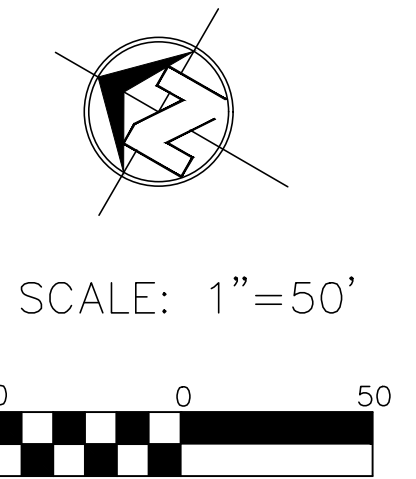
# DARRINGTON PLAZA SUBDIVISION

TRACT 1A, SECTION 42, BLOCK 78, TOWNSHIP 3, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, EL PASO COUNTY, TEXAS, CONTAINING 7.648 ACRES MORE OR LESS.

THE STATE OF TEXAS  
COUNTY OF EL PASO

WE, Gregorian Bowling Enterprises, Ltd. A OWNER OF THIS LAND, HEREBY PRESENT THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC, UTILITY EASEMENTS, AS HEREON LAID DOWN AND DESIGNATED, INCLUDING EASEMENT FOR OVERHANG OF SERVICE WIRES, FOR POLE TYPE UTILITIES AND BURIED SERVICE WIRES, CONDUITS AND PIPES FOR UNDERGROUND UTILITIES, AND THE RIGHT TO INGRESS AND EGRESS FOR SERVICE AND CONSTRUCTION AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS

Greg Bowling \_\_\_\_\_ DATE \_\_\_\_\_



**ACKNOWLEDGMENT**

STATE OF TEXAS }  
COUNTY OF EL PASO }  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025, BY \_\_\_\_\_

NOTARY PUBLIC, STATE OF TEXAS  
MY COMMISSION EXPIRES \_\_\_\_\_



**TOWN OF HORIZON CITY CITY COUNCIL**

This subdivision is hereby approved as to the platting and as to the condition of the dedication in accordance with Chapter 212 of the Local Government Code of Texas this \_\_\_\_\_ day of \_\_\_\_\_, 2025, A.D.

Elvia Schuller, City Clerk \_\_\_\_\_ Andres Renteria, Mayor \_\_\_\_\_

Approved for filing this \_\_\_\_\_ day of \_\_\_\_\_, 2025

HUITT-ZOLLARS, INC., (Town Engineer)  
By Floyd Johnson, P.E.  
Vice President

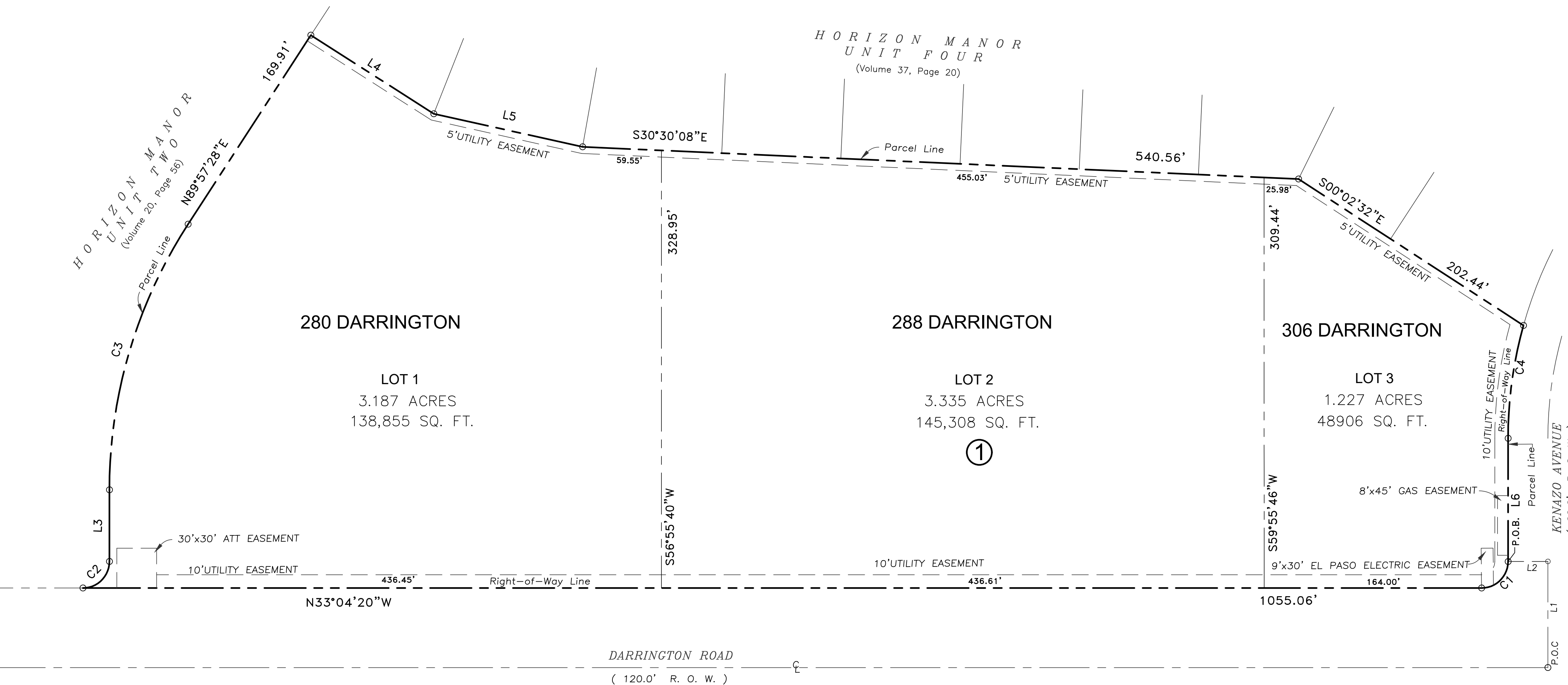
**FILING**

FILED AND RECORDED IN THE OFFICE OF THE COUNTY CLERK OF EL PASO COUNTY, TEXAS THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2025, A.D., IN FILE NO. \_\_\_\_\_

COUNTY CLERK \_\_\_\_\_ BY DEPUTY \_\_\_\_\_

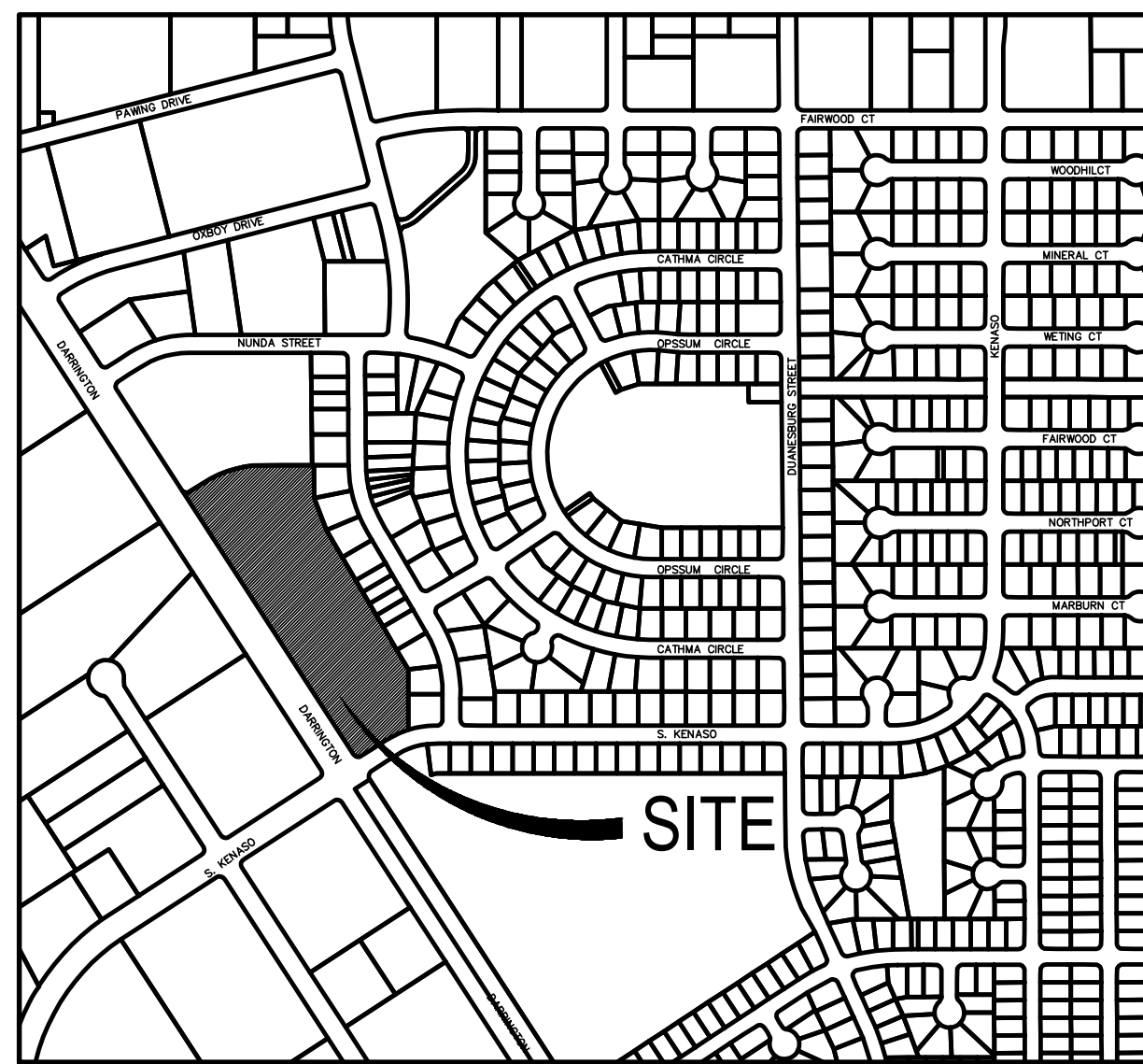
THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND IS IN COMPLIANCE WITH THE CURRENT PROFESSIONAL AND TECHNICAL STANDARDS OF THE STATE OF TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

FERMIN DORADO, TX R.P.L.S. NO 3190



DORADO ENGINEERING, INC.  
ENGINEERS SURVEYORS PLANNERS  
2717 E. YANDELL ST., EL PASO, TEXAS 79903 (915) 562-0002

DATE OF PREPARATION APRIL 11, 2025



LOCATION MAP  
SCALE: 1" = 600'

SCHOOL DISTRICT  
CLINT INDEPENDENT SCHOOL DISTRICT

OWNER  
Bowling Enterprises, Ltd.  
16000 Northern Pass  
Suite C-1 El Paso TX 79913  
El Paso Texas  
Phone: 915 248-5511

FLOOD ZONE

FLOOD ZONE "X" DESIGNATED BY THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL FLOOD MAP NUMBER 480212 0250B EFFECTIVE DATE: SEPTEMBER 4, 1991.

METES & BOUNDS DESCRIPTION

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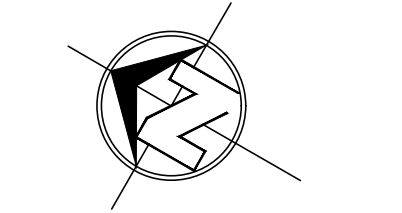
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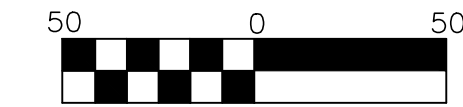
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PLAT NOTES AND RESTRICTIONS:

- This property lies in Zone "X", as designed by F.E.M.A. El Paso County, Community Panel No. 480212-00025 B, Dated September 04, 1991.
- Restrictive Covenants for this property are filed in the El Paso County Clerk's Office, Instrument No. \_\_\_\_\_ Date \_\_\_\_\_
- Tax Certificates for this property are filed in the El Paso County Clerk's Office, Instrument No. \_\_\_\_\_ Date \_\_\_\_\_
- Water supply and Sanitary Sewer Service will be provided by the Horizon Regional Municipal Utility District.
- Town of Horizon City monument at the intersection North Kenazo and Rodman drive. 4028.57' (NAVD88 datum)
- Lot owner is responsible for maintaining driveways, sidewalks and parkways abutting their property.
- Set 1/2" rebar at all exterior boundary corners unless otherwise noted.
- Set 1/2" rebar at all lot corners to be done after construction is completed.
- All easements are 10' wide utility easement unless otherwise noted.
- Grading and drainage plans will be required before building permits are issued.
- Stormwater Drainage shall be address through a private pond, reviewed at the building permit stage.



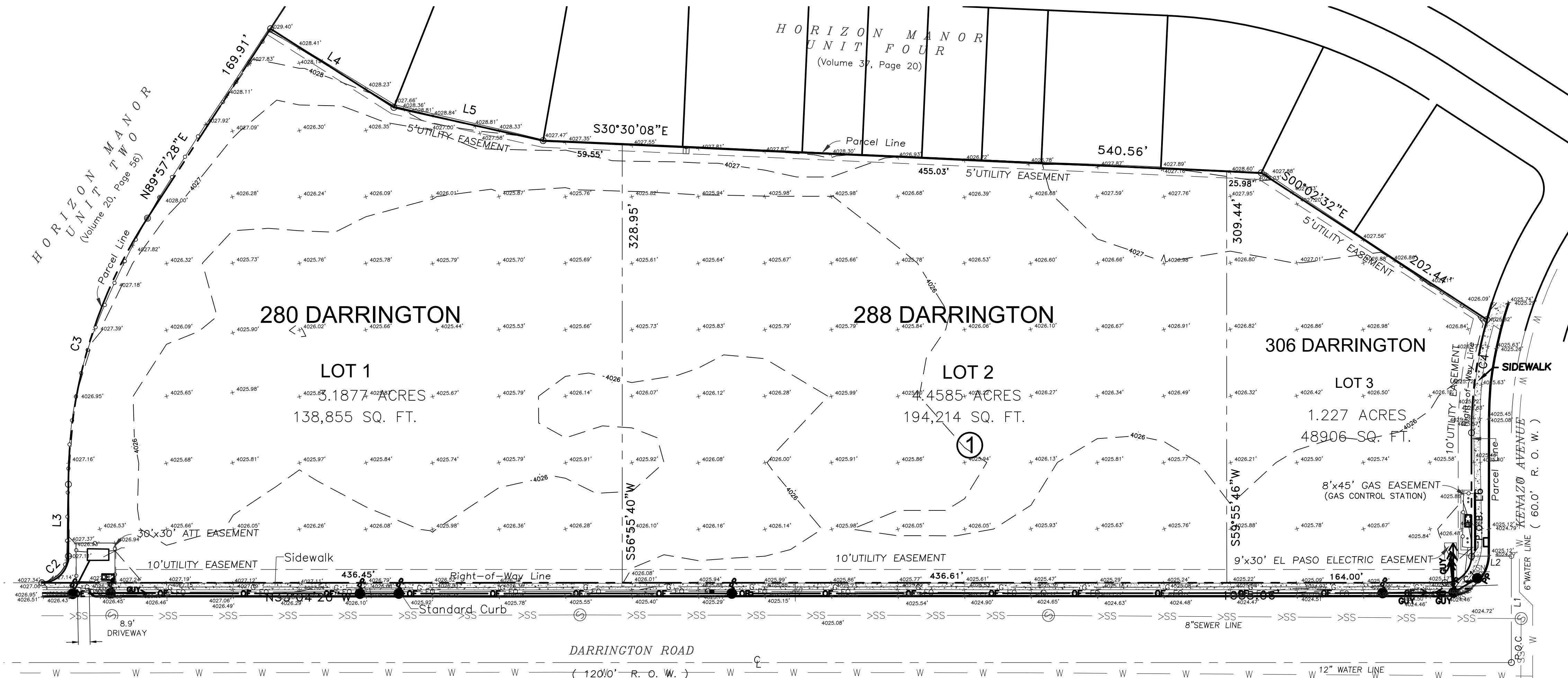
SCALE: 1"=50'



# DARRINGTON PLAZA SUBDIVISION

TRACT 1A, SECTION 42, BLOCK 78, TOWNSHIP 3,  
TEXAS AND PACIFIC RAILROAD COMPANY  
SURVEYS, EL PASO COUNTY, TEXAS.  
CONTAINING 7.648 ACRES MORE OR LESS.

## PRELIMINARY PLAT



LEGEND

- Power Pole
- Guy Wire
- Electric Box
- Transformer
- Sewer Manhole
- Telephone Pedestal
- Fiber Optic Marker
- Sign
- Overhead Electric Line
- Sewer Line
- Gas Line
- Fiber Optic Line
- Chain Link Fence
- Iron Fence
- Concrete Area
- "No Parking" Area

5.0' Contour Line  
1.0' Contour Line

THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND IS IN COMPLIANCE WITH THE CURRENT PROFESSIONAL AND TECHNICAL STANDARDS OF THE STATE OF TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

FERMIN DORADO, TX R.P.L.S. NO 3190

DORADO ENGINEERING, INC.  
ENGINEERS SURVEYORS PLANNERS  
2717 E. YANDELL ST., EL PASO, TEXAS 79903 (915) 562-0002

DATE OF PREPARATION APRIL 11, 2025



**TOWN OF HORIZON CITY**  
**Planning and Zoning Commission Staff Report**

**Case No.:** SUC25-0008 Darrington Park Replat B

**Application Type:** Replat Application  
**P&Z Hearing Date:** October 20, 2025  
**Staff Contact:** Art Rubio, Planning Director  
 915-852-1046, Ext. 407; arubio@horizoncity.org

**Address/Location:** South of Diamond Springs Dr and West of Darrington Rd.  
**Property ID Nos.:** D10000000300400  
**Legal Description:** A portion of Lot 4, Block 3, Darrington Park, El Paso County, Texas.  
**Property Owner:** Jaime Gallo  
**Applicant/Rep.:** GECCA, LLC  
**Nearest Park:** Claret Cup Park  
**Nearest School:** Ricardo Estrada Middle School

| <b>SURROUNDING PROPERTIES:</b> |                 |                             |
|--------------------------------|-----------------|-----------------------------|
|                                | <b>Zoning</b>   | <b>Land Use</b>             |
| <b>N</b>                       | M-1             | Light Manufacturing         |
| <b>E</b>                       | ETJ             | Residential                 |
| <b>S</b>                       | ETJ             | Vacant                      |
| <b>W</b>                       | ETJ             | Vacant                      |
| <b>LAND USE AND ZONING:</b>    |                 |                             |
|                                | <b>Existing</b> | <b>Proposed</b>             |
| <b>Land Use</b>                | Vacant          | Non-Residential Subdivision |
| <b>Zoning</b>                  | N/A             | N/A                         |

**Application Description:**

*Preliminary and Final Subdivision:*  
 The proposed preliminary and final replat includes 10 non-residential lots, each lot measuring approximately 43,710 sq. ft.

**Staff Recommendation:**

Staff recommends approval subject to addressing all pending comments prior to City Council Meeting.

**Planning Division Comments:**

Coordinate engineering and addressing comments with El Paso County.

**Town Engineer Comments:**

1. Sec. 4.3.2.2: The name of the subdivision and adjoining subdivisions, the name of the streets (to conform wherever possible to existing street names whenever extending streets, but not to create new streets with duplicated names), numbers on each lots and blocks, and street addresses (provided by the City Engineer). Provide street addresses if available.
2. Revise dedication dates to reflect current year.

**Final Engineering Report**

1. Sec. 4.4: The report shall also contain an abstract, a problem statement, analyses and evaluation of data, conclusions and an appendices providing data such as laboratory analyses, testing and sampling procedures, specifications for proposed treatment systems, and drawings to scale. Provide any supplemental information if available.

**El Paso 9-1-1 District Comments:**

**El Paso County:**

Engineers:

1. Include the following statement as part of the drainage report section:  
"Improvement plans for this subdivision are referenced in Case ID#XX-XXX at the El Paso County Public Works Department"
2. Plat map shows 10' utility easement and not access easement.
3. Provide addresses for each lot. Proposed addresses to be provided and verified through 911.
4. Provide comment response as an attachment and not part of the plat submittal.
5. Drainage report is to be both in English and Spanish.
6. Lots are stated as non-residential on the plat, verify this statement.
7. 10 lots X \$2000 = \$20,000.
8. Show proposed drainage areas for each lot.
9. This is to include drainage calculations and ponding calculations for each lot.
10. Provide map of water and sewer facilities.

Planning:

1. Provide an address for each lot and verify the address with El Paso County 911 District

**TxDOT Comments:**

**El Paso Electric Company:**

Please add a 5' wide easement along proposed lot 1. We have an existing line along the property.

**Texas Gas Service:**

Texas Gas Service has no comments.

**El Paso Natural Gas / Kinder Morgan:**

**Clint ISD:**

Clint ISD takes no exception to the information presented.

**El Paso Central Appraisal District Comments (EPCAD):**

Please correct block number.

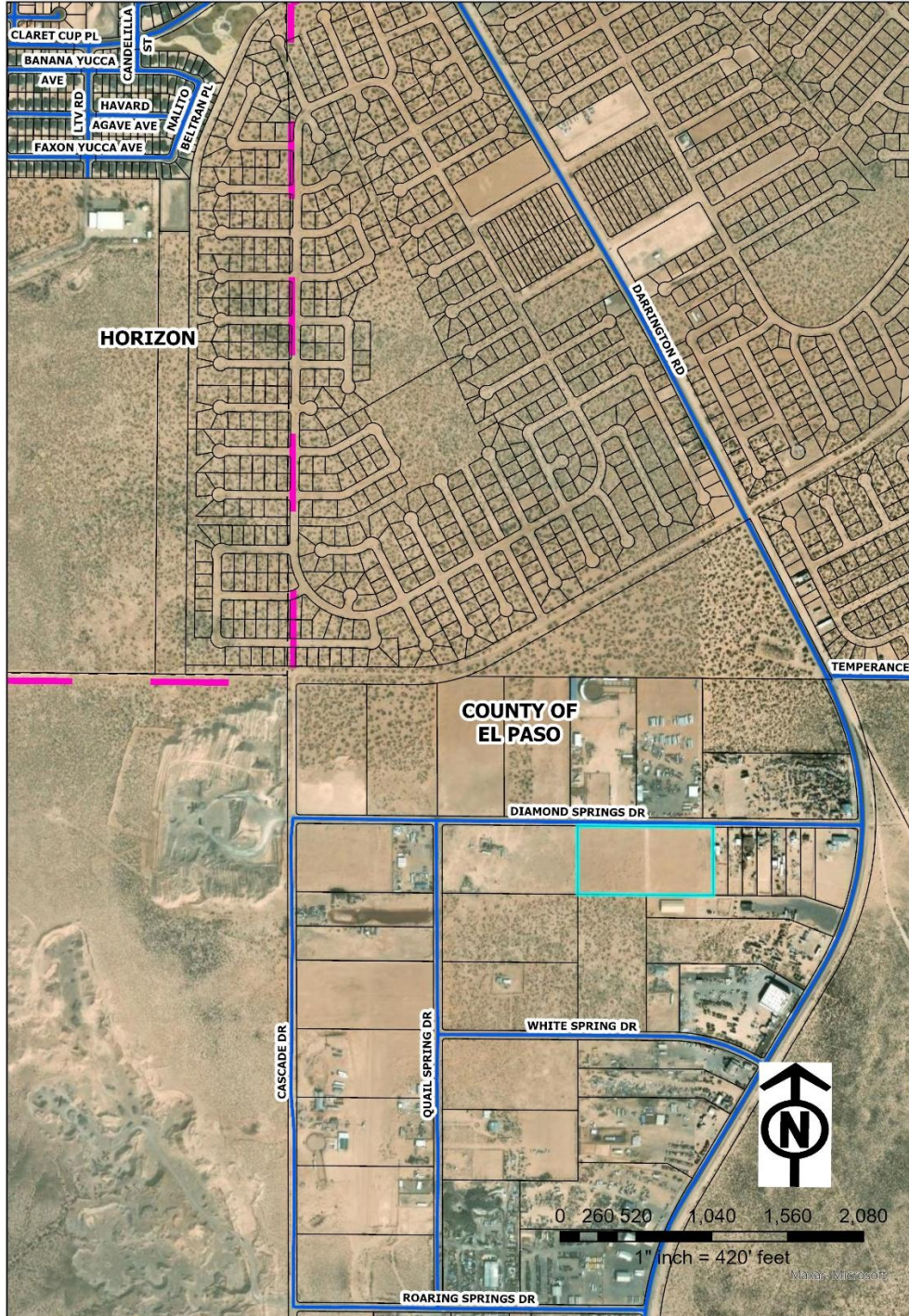
**HRMUD:**

**Attachments:**

- 1 – Aerial**
- 2 – Zoning Designation Map**
- 3 – Location Map**
- 4 – Preliminary Plat**
- 5 – Final Plat**
- 6 – Replat Application**

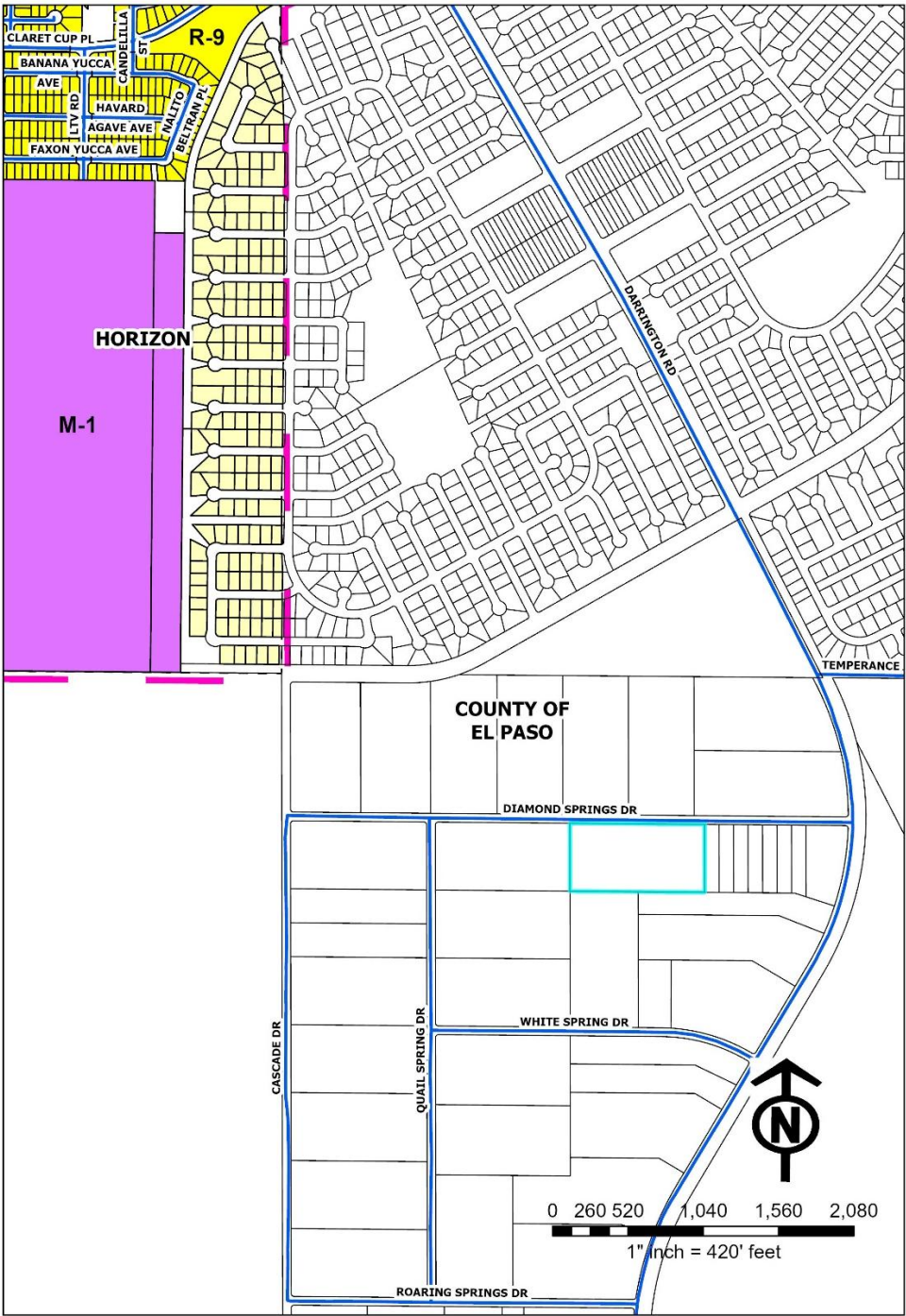
Attachment 1: Aerial Map

**Planning & Zoning Commission  
Darrington Park Replat B  
Case No. SUC25-0008**



**Attachment 2: Zoning Designation Map**

**Planning & Zoning Commission  
Darrington Park Replat B  
Case No. SUC25-0008**



**Attachment 3: Location Map**



**LOCATION MAP: 1"=600'**





## Attachment 6: Replat Application



**TOWN OF HORIZON CITY**  
 14999 Darrington Road  
 Horizon City, Texas 79928  
 Phone 915-852-1046 Fax 915-852-1005

**COMBINATION SUBDIVISION  
 PRELIMINARY & FINAL APPLICATION**

SUBDIVISION PROPOSED NAME: Darrington Park Replat B SUBMITTAL DATE: 9/12/2025

1. LEGAL DESCRIPTION FOR THE AREA INCLUDED ON THIS PLAT (TRACT, BLOCK, GRANT, etc.)  
Lot 4, Block 3, Darrington Park

2. PROPERTY LAND USES:

|                   | ACRES         | SITES            |                       | ACRES      | SITES     |
|-------------------|---------------|------------------|-----------------------|------------|-----------|
| SINGLE-FAMILY     | _____         | _____            | OFFICE                | _____      | _____     |
| DUPLEX            | _____         | _____            | STREET & ALLEY        | _____      | _____     |
| APARTMENT         | _____         | _____            | PONDING & DRAINAGE    | _____      | _____     |
| MOBILE HOME       | _____         | _____            | INSTITUTIONAL         | _____      | _____     |
| P.U.D.            | _____         | _____            | OTHER                 | _____      | _____     |
| PARK (Min 1 Acre) | _____         | _____            | _____                 | _____      | _____     |
| SCHOOL            | _____         | _____            | _____                 | _____      | _____     |
| COMMERCIAL        | <u>1 acre</u> | x <u>10 each</u> | TOTAL NO. SITES       | <u>1.0</u> | <u>10</u> |
| INDUSTRIAL        | _____         | _____            | TOTAL (GROSS) ACREAGE | <u>10</u>  | _____     |

3. WHAT IS THE EXISTING ZONING OF THE PROPERTY DESCRIBED ABOVE? Undefined PROPOSED ZONING commercial

4. WILL THE RESIDENTIAL SITES, AS PROPOSED, PERMIT DEVELOPMENT IN FULL COMPLIANCE WITH ALL ZONING REQUIREMENTS OF THE EXISTING RESIDENTIAL ZONE(S)? YES  NO

5. WHAT TYPE OF UTILITY EASEMENTS ARE PROPOSED? UNDERGROUND  OVERHEAD  COMBINATION

6. WHAT TYPE OF DRAINAGE IS PROPOSED? (IF APPLICABLE LIST MORE THAN ONE) Onsite ponding per lot

7. IF SINGLE-FAMILY OR DUPLEX DEVELOPMENT IS PROPOSED: AVERAGE FLOOR AREA OF HOUSES N/a

8. ARE SPECIAL IMPROVEMENTS PROPOSED IN CONNECTION WITH THE DEVELOPMENT? YES  NO

9. IS A MODIFICATION OF ANY PORTION OF THE SUBDIVISION ORDINANCE PROPOSED? YES  NO   
 IF "YES", PLEASE LIST SECTION & EXPLAIN THE NATURE OF THE MODIFICATION \_\_\_\_\_

10. WHAT TYPE OF LANDSCAPING IS PROPOSED? PARKWAY  MEDIANS  OTHER  per lot owner

11. REMARKS AND/OR EXPLANATION OF SPECIAL CIRCUMSTANCES: none - matching existing adjacent use

12. WILL PLAT BE RECORDED PRIOR TO SUBDIVISION IMPROVEMENTS BEING COMPLETED & APPROVED?  YES  NO  N/A INITIALS \_\_\_\_\_  
 IF YES, submit REQUIRED GUARANTEE (SECTION 4.10.3 & 8.1.7, Municode Chapter 10) OR Improvement Cost Estimates & Construction Agreement

13. WILL ANY RESTRICTIONS AND COVENANTS BE RECORDED WITH PLAT? YES  NO  INITIALS \_\_\_\_\_ IF YES, PLEASE SUBMIT COPY.

14. OWNER OF RECORD ZES Properties, LLC epengineers1@gmail.com 915-346-5111  
(NAME & ADDRESS) (EMAIL) (PHONE)

15. DEVELOPER ZES Properties, LLC epengineers1@gmail.com 915-346-5111  
(NAME & ADDRESS) (EMAIL) (PHONE)

16. ENGINEER GECCA, LLC epengineers1@gmail.com 915-346-5111  
(NAME & ADDRESS) (EMAIL) (PHONE)

17. APPLICANT GECCA, LLC epengineers1@gmail.com 915-346-5111  
(NAME & ADDRESS) (EMAIL) (PHONE)

18. REP/POINT OF CONTACT Jaime Gallo, PE epengineers1@gmail.com 915-346-5111  
(NAME & ADDRESS) (EMAIL) (PHONE)

**NOTE:** Applicant is responsible for all expenses incurred by the City in connection with the Final plat approval request, including but not limited to attorney's fees, engineering fees and publication. Charges exceeding deposit will be invoiced separately. Initials JG.

Applicant Signature  EMAIL JaimeGalloPE@gmail.com

**APPLICATION MUST BE COMPLETE & VALIDATED PRIOR TO SUBDIVISION PROCESSING**  
 Acceptance of fee does not grant acceptance of application.  
 Non Refundable Deposit \$800.00 | Application Fee: \$1800.00

LOCATION MAP AND ETJ STATUS

DARRINGTON PARK REPLAT B SUBDIVISION is located within El Paso County on the south side of Diamond Springs Drive, approximately 0.20 miles west of Darrington and Diamond Springs Drive intersection. The only nearby municipality is the City of El Paso. According to the official map in the office of the Secretary of the City of El Paso, (population 974,000), DARRINGTON PARK REPLAT B SUBDIVISION lies within Horizon City's file-mile extra-territorial jurisdiction (ETJ) under Local Government Code 212.001.

PLAT NOTES AND RESTRICTIONS:

- Building shall be set back as follows: Setback from roads and right-of-ways shall be a minimum of 20 feet, from side property lines shall be a minimum of 5 feet, and from back property lines shall be 25 feet. These setbacks distances shall not conflict with separation or setback distances required by rules governing public utilities, on-site sewerage facilities, or drinking water supplies.
- The finished floor elevation of any structures shall be at least 18" above the average height of the curb in front of the lot, or at least 12" above the natural ground level surrounding the foundation, whichever is higher.
- Each lot owner will be responsible to comply with the El Paso County 50% development rule.
- Each lot owner will construct concrete driveways between the edge of asphalt and the property line as part of the construction of improvements.
- U.S. Postal Service delivery will be provided through neighborhood delivery and collection box units.
- Each lot owner will obtain a permit from the El Paso County Planning & Development Department prior to cutting any existing County Road for installation of utilities, construction of driveways, or any other purpose.
- This Subdivision is not within a special flood hazard area. Flood Zone Unshaded "X", as designated in Panel No. 480212-0250B, Dated September 4, 1991, of the flood insurance rate maps, El Paso County, Texas. Zone "X" indicated areas determined to be outside 500-year floodplain.
- Each drainage easement shall be kept clear of fences, buildings, plantings, and other obstructions that would interfere with the operation and maintenance of the drainage swales.
- The developer will provide adequate storm runoff and ponding provisions prior to sale of any lots.
- Each lot owner will install all utility service lines to the property lines unless otherwise approved, in writing by the El Paso County Planning & Development Department.
- Lot owner is responsible to maintain the sidewalk, parkway and driveways abutting their property, including double frontage lots.
- All lots within Darrington Park Replat B are restricted to non-residential purposes only.
- Further subdividing or replatting of these lots is not allowed if it does not comply with all or requires a variance of the then-effective subdivision regulations.
- Restrictive Covenants for Darrington Park Replat B are filed in the El Paso County Clerk's Office, Instrument No. \_\_\_\_\_ Book \_\_\_\_\_ Page \_\_\_\_\_, Date \_\_\_\_\_.
- In accordance with Texas Local Government Code 232.025(6), it is hereby expressed that all purchase contracts made between Jaime Gallo and a purchaser of land in this subdivision will contain a statement describing when water, sewer, electricity, and gas services will be made available to this subdivision.
- Tax Certificates for [name of subdivision] are filed in the El Paso County Clerk's Office, Instrument No. \_\_\_\_\_ Book \_\_\_\_\_ Page \_\_\_\_\_, Date \_\_\_\_\_.

ON SITE PONDING NOTES:

- ALL LOTS IN DARRINGTON PARK REPLAT B ARE SUBJECT TO ON-SITE PONDING. LOT OWNERS ARE RESPONSIBLE FOR MAINTAINING ADEQUATE PROVISIONS TO ACCOMMODATE ALL STORM WATER RUNOFF GENERATED FROM THEIR RESPECTIVE LOT PLUS ONE-HALF THE RUNOFF GENERATED FROM ALL ABUTTING STREET RIGHT-OF-WAYS DIRECTLY FRONTING THE LOT. THE POND DEPTH AND LOT GRADING REQUIREMENTS AS PER APPROVED GRADING AND DRAINAGE PLAN FOR DARRINGTON PARK REPLAT B.
- INDIVIDUAL GRADING PERMITS WILL BE REQUIRED BEFORE DEVELOPMENT OF ANY LOT
- WALLS CONSTRUCTED ABUTTING STREET RIGHT-OF-WAYS SHALL BE CONSTRUCTED WITH A SERIES OF DRAIN PIPES ALLOWING THE STREET RUNOFF TO BE CONVEYED TO THE SUBJECT PROPERTY.
- ON-SITE PONDING AREAS SHALL HAVE MINIMUM ONE (VERTICAL) TO THREE (HORIZONTAL) SIDE SLOPES AND A MAXIMUM OF TWELVE (12) INCHES DEEP BASED ON A ONE HUNDRED YEAR STORM.
- PERMANENT ELEVATION MARKERS SHALL BE INSTALLED TO DEFINE THE LEVELS TO BE MAINTAINED TO ENSURE THE EFFECTIVENESS OF ON-SITE PONDING. PERMANENT ELEVATION MARKERS SHALL NOT BE MOVED, COVERED OR ALTERED WITHOUT WRITTEN PERMISSION FROM THE EL PASO COUNTY PLANNING & DEVELOPMENT.
- THE CITY MANAGER AND/OR ITS REPRESENTATIVE IS GRANTED PERMANENT RIGHT OF ACCESS TO INSPECT THE PONDING AREAS AND PERMANENT ELEVATION MARKERS.
- FILLING OR CHANGING THE POND, OR ALLOWING THE POND TO BE FILLED OR CHANGED TO AN ELEVATION GREATER THAN THE ESTABLISHED BY THE PERMANENT ELEVATION MARKERS, IS PROHIBITED.
- ON-SITE PONDING AREAS AND PERMANENT ELEVATION MARKERS SHALL BE CONSTRUCTED AND INSPECTED PRIOR TO BUILDING ACCURACY. PERMANENT CERTIFICATE OF COMPLIANCE, REQUIRED TO OBTAIN UTILITY SERVICES WILL BE ISSUED ON AFTER THE COUNTY OF EL PASO HAS PERFORMED THE INSPECTION.
- NO PERSON SHALL BE PERMITTED TO IMPAIR THE FUNCTIONALITY OF AN ON-SITE POND, NO MORE THAN FIFTY PERCENT (50%) OF THE AREA OF ANY RESIDENTIAL LOT CONVEYED BY DEED SHALL BE COVERED BY IMPROVEMENTS, EITHER TEMPORARY OR PERMANENT, WHICH SHED STORM WATER, INCLUDING BUT NOT LIMITED TO, BUILDINGS, DRIVEWAYS, PATIOS, DECKS OR LANDSCAPING UNDERLAIN WITH PLASTIC SHEETING OR OTHER IMPERMEABLE MATERIAL.
- IN THE EVENT THAT THE FUNCTIONALITY OF AN ON-SITE POND BECOMES IMPAIRED WHETHER BY ACT OF MAN OR NATURE, THE OWNER OF THE LOT ON WHICH THE IMPAIRED POND IS LOCATED SHALL PERFORM ALL CORRECTIVE ACTIONS REQUIRED TO RESTORE THAT FUNCTIONALITY.
- ANY OWNER NOTIFIED IN WRITING BY THE EL PASO COUNTY PLANNING & DEVELOPMENT OF CORRECTIVE ACTIONS REQUIRED TO RESTORE THE FUNCTIONALITY OF AN ON-SITE POND OR DRAINAGE PROBLEM ON THE LOT SHALL COMPLY WITHIN FORTY-FIVE CALENDAR DAYS OF RECEIPT OF SUCH NOTICE, PROVIDED, HOWEVER, THAT NOTHING HEREIN SHALL PREVENT THE COUNTY FROM MANDATING AN EARLIER TIME FOR COMMENCEMENT OF COMPLETION, DURING TIMES OF EMERGENCY, WHERE THERE IS IMMINENT DANGER OF LOSS OF LIFE, LIMB OR PROPERTY.
- OWNER OF PROPERTY UTILIZING ON-SITE PONDING WAIVES ANY CLAIM OR CAUSE OF ACTION AGAINST THE COUNTY OFFICIALS OR EMPLOYEES, FOR ANY DEATH, INJURY OR PROPERTY DAMAGE RESULTING FROM ALTERATION OF THE PONDING CAPACITY FOR THAT LOT, INCLUDING LACK OF MAINTENANCE.
- THESE ON-SITE PONDING REQUIREMENTS SHALL BE ENFORCED BY INJUNCTIVE RELIEF WITHOUT THE REQUIREMENT FOR BOND OR OTHER SECURITY.
- THE CONVEYANCE OF PROPERTY PERMITTING ON-SITE PONDING SHALL DECLARE IN CONSPICUOUS LANGUAGE IN THE DEED THAT THE PROPERTY IS SUBJECT TO ON-SITE PONDING REQUIREMENTS, MAINTENANCE OF ELEVATION MARKERS, STANDING WATER ON LOT, AND INGRESS AND EGRESS FOR INSPECTION AS STATED ON THE PLAT.

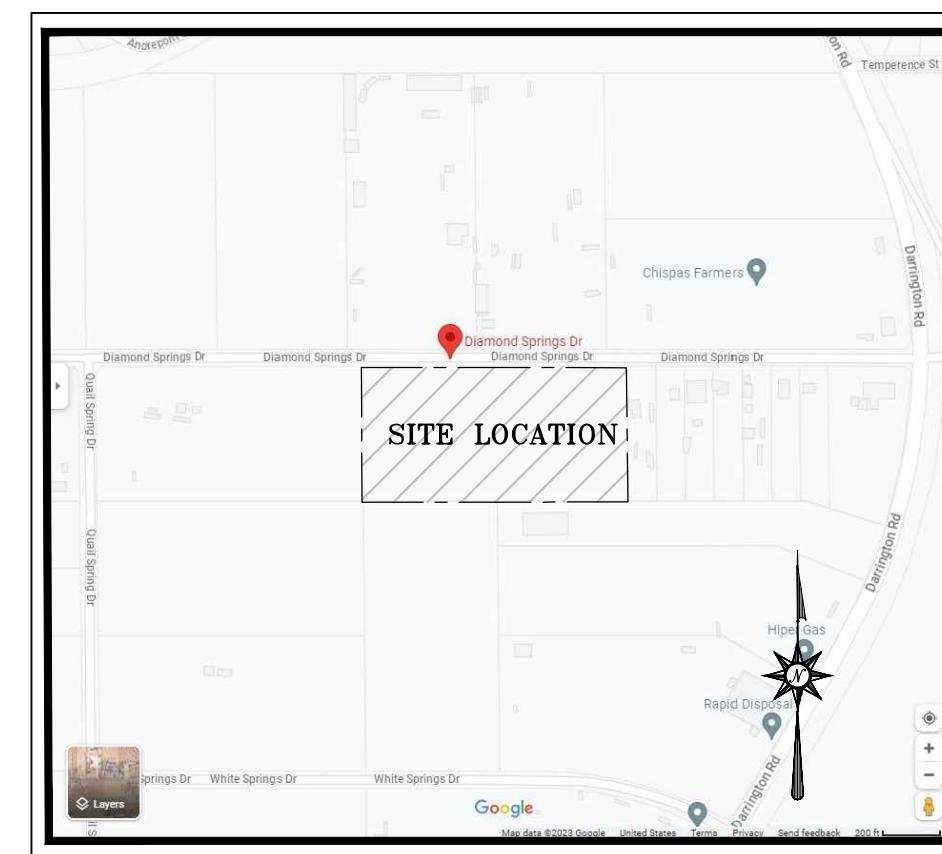
METES AND BOUNDS DESCRIPTION

ALL OF LOT 4, BLOCK 3, DARRINGTON PARK, RECORDED IN VOLUME #, PAGE #, PLAT RECORDS OF EL PASO COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING FOR REFERENCING AT A FOUND 3" REBAR SET AT THE NORTHEASTERN CORNER OF LOT 4, BLOCK 6, DARRINGTON PARK, SAID CORNER BEING THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION.

THENCE NORTH 87°01'04" WEST, A DISTANCE OF 930' FEET ALONG THE NORTHERLY PROPERTY LINE TO THE NORTHWESTERN CORNER OF THIS PARCEL. THENCE SOUTH 2°24'35" WEST, A DISTANCE OF 470.01' FEET ALONG THE WESTERLY PROPERTY LINE TO THE NORTHWESTERN CORNER OF THIS PARCEL. THENCE SOUTH 87°01'04" EAST, A DISTANCE OF 930' FEET ALONG THE SOUTHERLY PROPERTY LINE TO THE SOUTHEASTERN CORNER OF THIS PARCEL. THENCE NORTH 2°24'35" EAST, A DISTANCE OF 470.01' FEET ALONG THE WESTERLY PROPERTY LINE TO THE TRUE POINT OF BEGINNING.

SAID PARCEL CONTAINS 10.034 ACRES (437,087.62 SQ FT) MORE OR LESS.



LOCATION MAP: 1"=600'

AUGUST 26, 2025  
ISSUED FOR REVIEW  
AND COMMENT.  
NOT FOR FILING,  
BIDDING, OR  
CONSTRUCTION



NUMBER OF NON-RESIDENTIAL LOTS = 10

| DARRINGTON PARK REPLAT B   |         |                 |                          |
|----------------------------|---------|-----------------|--------------------------|
| COMMERCIAL LOT INFORMATION |         |                 |                          |
| LOT NUMBER                 | ADDRESS | USE             | LOT SIZE                 |
| 1                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 2                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 3                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 4                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 5                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 6                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 7                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 8                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 9                          |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |
| 10                         |         | NON-RESIDENTIAL | 43,710.00 SQ FT (1 ACRE) |

BENCH MARK:  
FOUND 1/2" REBAR  
NORTHEAST CORNER OF THE LOT  
BENCH MARK ELEV. = 4017.85 NAVD88

SCHOOL DISTRICT  
CLINT INDEPENDENT SCHOOL DISTRICT

**SURVEYOR**  
A.P. SURVEYING & MAPPING  
8416 WATERFALL DRIVE  
EL PASO, TEXAS 79907  
915-867-3805

**OWNER/DEVELOPER**

JAIME GALLO  
801 MYRTLE AVE.  
EL PASO, TEXAS 79901  
PHONE: (915) 346-5111

**ENGINEER**

GECCA, LLC  
801 MYRTLE AVE, SUITE 101  
EL PASO, TEXAS 79901  
PHONE: (915) 229-6742

I, a Registered Professional Engineer in Texas, hereby certify that the above plat was prepared by me or under my supervision.

Jaime Gallo, P.E.  
Registered Professional Engineer  
Texas License No. 107316

I, a Registered Professional Land Surveyor in Texas, hereby certify that the above plat and description were prepared from a survey of the property made on the ground by me or under my supervision.

Avelardo Ponce, R.P.L.S.  
Registered Professional Land Surveyor  
Texas License No. 6032

DARRINGTON PARK REPLAT B

BEING A REPLAT OF ALL OF  
LOT 4, BLOCK 3, DARRINGTON PARK  
EL PASO COUNTY, TEXAS

CONTAINING:  
437087.62 SQ. FT.  
OR 10.034 ACRES ±

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION:

Jaime Gallo, as owner of the 10.034 acres tract of land encompassed within the proposed Darrington Park Replat B hereby subdivide the land as depicted in this subdivision plat shown herein.

Jaime Gallo (Owner) \_\_\_\_\_ Date \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF EL PASO

BEFORE ME, the undersigned notary public, on this day personally appeared Jaime Gallo, proved to me through his Texas Department of Public Safety Driver License to the person whose name is subscribed to the foregoing instrument, who, being by me first duly sworn, declared that the statements therein are true and correct and acknowledged that she executed the same for the purposes and consideration thereby expressed.

Given under my hand and seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Notary Public in and for the County of El Paso \_\_\_\_\_ My Commission Expires \_\_\_\_\_

COUNTY OF EL PASO CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE 212.009(c) AND 212.0115(b):

WE THE UNDERSIGNED CERTIFY that this plat of Darrington Park Replat B was reviewed and approved by the City Council of the City of Horizon on \_\_\_\_\_

Mayor of the City of Horizon \_\_\_\_\_ Date \_\_\_\_\_  
Secretary of the City Plan Commission \_\_\_\_\_ Date \_\_\_\_\_

EL PASO COUNTY, TEXAS CERTIFICATE OF PLAT APPROVAL  
UNDER LOCAL GOVERNMENT CODE 232.028 (a)

WE THE UNDERSIGNED CERTIFY that this plat of Darrington Park Replat B was reviewed and approved by the El Paso County Commissioners Court on \_\_\_\_\_, 2024.

El Paso County Judge \_\_\_\_\_ Date \_\_\_\_\_  
El Paso County Clerk \_\_\_\_\_ Date \_\_\_\_\_

COUNTY CLERK'S RECORDING CERTIFICATE

I, \_\_\_\_\_, County Clerk of El Paso County, certify that the plat bearing this certificate was filed for record under Instrument Number \_\_\_\_\_ in the Plat Records of the El Paso County.

El Paso County Clerk

DARRINGTON PARK REPLAT B

FINAL PLAT

| DATE PREPARED   | DRAWN BY             | DESIGNED BY             | CHECKED BY       | APPROVED BY          |
|-----------------|----------------------|-------------------------|------------------|----------------------|
| J.G.            | M.G.                 | GECCA, LLC              | J.G.             | J.G.                 |
| REVISION NUMBER | SHEET NAME OR NUMBER | DESCRIPTION OR REVISION | DATE OF REVISION | REVISION APPROVED BY |
|                 |                      |                         |                  |                      |
|                 |                      |                         |                  |                      |
|                 |                      |                         |                  |                      |

# ENGINEERING REPORT

## WATER FACILITIES: DESCRIPTIONS, COSTS, AND OPERABILITY DATES

DARRINGTON PARK REPLAT B WILL BE PROVIDED WITH POTABLE WATER BY THE LOWER VALLEY WATER DISTRICT (LVWD). EACH RESPECTIVE LOT OWNER AND LVWD WILL HAVE TO ENTER INTO A CONTRACT IN WHICH (LVWD) PROMISES TO PROVIDE SUFFICIENT WATER TO THE RESPECTIVE LOT FOR AT LEAST 30 YEARS AND LOWER VALLEY WATER DISTRICT (LVWD) HAS PROVIDED DOCUMENTATION TO SUFFICIENTLY ESTABLISH THE LONG TERM QUANTITY AND QUALITY OF THE AVAILABLE WATER SUPPLIES TO SERVE THE FULL DEVELOPMENT OF THIS SUBDIVISION.

(LVWD) HAS AN 8" DIAMETER WATER LINE RUNNING WITHIN THE RIGHT-OF-WAY OF DIAMOND SPRINGS DR. THE EXISTING WATERLINE IS LOCATED, APPROXIMATELY 30' NORTH OF THE SOUTHERN DIAMOND SPRINGS RD. RIGHT-OF-WAY BOUNDARY.

PRIOR TO OBTAINING WATER SERVICE, INDIVIDUAL LOT OWNERS MUST OBTAIN A WATER METER FROM THE LVWD. THE CURRENT WATER METER HOOK UP AND BACKFLOW INSPECTION FEES IS \$1,000.00

ADDITIONALLY, INDIVIDUAL LOT OWNERS ARE RESPONSIBLE FOR THE COST AND INSTALLATION OF ANY SERVICE LINE REQUIRED FROM THE METER BOX TO THEIR HOUSE.

THE WATER SYSTEM IMPROVEMENTS WILL BE INSTALLED BY THE DEVELOPMENT WITHIN ONE (1) YEAR OF THE FILING OF THE FINAL PLAT FOR THIS SUBDIVISION.

## SEWER FACILITIES: DESCRIPTIONS, COSTS, AND OPERABILITY DATES

SEWAGE FROM DARRINGTON PARK REPLAT B WILL BE TREATED BY INDIVIDUAL ON-SITE SEWAGE FACILITIES ("OSSF: OR "SEPTIC SYSTEMS") CONSISTING OF A STANDARD DESIGN DUAL COMPARTMENT SEPTIC TANK AND DRAINFIELD ON EACH LOT. THE UNDERSIGNED PROFESSIONAL ENGINEER HAS EVALUATED THE SUITABILITY OF THE SUBDIVISION SITE FOR OSSF AND SUBMITTED A REPORT CONCLUDING THAT THE SITE IS SUITABLE FOR OSSF USING STANDARD SUBSURFACE DISPOSAL METHODS. THE REPORT WAS REVIEWED AND APPROVED BY THE EL PASO COUNTY HEALTH AND ENVIRONMENTAL DISTRICT, HIGHLIGHTS OF THE REPORT ARE AS FOLLOWS:

EACH LOT IN THE PROPOSED SUBDIVISION IS AT LEAST 1 ACRE IN SIZE. THERE IS NO INDICATION OF GROUNDWATER OR A RESTRICTIVE LAYER WITHIN 24" OF THE BOTTOM OF THE PROPOSED EXCAVATIONS. THE SUBDIVISION DRAINS WELL, HAVING A SLOPE OF APPROXIMATELY 3%. THE STORMWATER RUNOFF FROM THE 100-YEAR FLOOD IS CONTAINED WITHIN THE DIAMOND SPRINGS RD. STREET RIGHT-OF-WAY AND THE DRAINAGE EASEMENTS. EACH LOT HAS ADEQUATE AREA FOR A REPLACEMENT DRAINFIELD.

THE ESTIMATED COST TO INSTALL A SEPTIC SYSTEM ON AN INDIVIDUAL LOT IS \$2,000, INCLUDING COSTS FOR THE REQUIRED PERMIT AND LICENSE. NO OSSF HAVE BEEN INSTALLED AS OF THE TIME OF APPLICATION FOR FINAL PLAT APPROVAL. IT SHALL BE THE RESPONSIBILITY OF EACH INDIVIDUAL LOT OWNER TO INSTALL THE PROPER SEPTIC SYSTEM. DUE TO THE NON-RESIDENTIAL ZONING OF THE LOTS, THE SUBDIVIDER IS NOT RESPONSIBLE FOR INSTALLING SAID SEPTIC SYSTEM.

**CERTIFICATION:**  
I CERTIFY THAT THE WATER AND SEWAGE SERVICE FACILITIES DESCRIBED ABOVE ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, TEXAS WATER CODE.

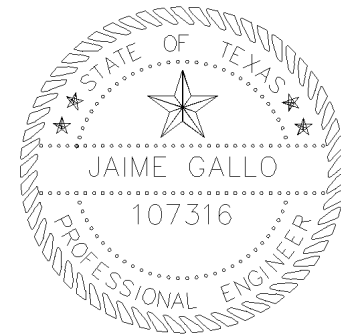
I CERTIFY THAT THE ESTIMATED COSTS TO INSTALL WATER AND ON-SITE SEWAGE FACILITIES, DISCUSSED ABOVE, ARE AS FOLLOWS:

**WATER FACILITIES: \$1,868.00± PER LOT, FOR A TOTAL COST OF \$18,680.00 FOR TEN LOTS IN THE DARRINGTON PARK REPLAT B SUBDIVISION.**

**SEWERAGE FACILITIES: \$2,000.00 PER LOT, FOR A TOTAL COST OF \$20,000.00 FOR TEN LOTS IN THE DARRINGTON PARK REPLAT B SUBDIVISION.**

*Jaime Gallo, P.E.*  
JAIME GALLO P.E.

September 25, 2025  
DATE



PROVISION DE AGUA: DESCRIPCION, GASTOS Y FECHA DE INICIO  
EL DISTRITO DE AGUA DEL VALLE INFERIOR (LVWD) PROPORCIONARÁ A LA SUBDIVISION DARRINGTON PARK REPLAT B AGUA POTABLE. CADA DUENO DE LOTE Y LVWD TENDRAN QUE ENTRAR EN CONTRATO EN EL CUAL (LVWD) SE HA PROMETIDO PROPORCIONAR SUFICIENTE AGUA A LA SUBDIVISION DARRINGTON PARK REPLAT B DURANTE AL MENOS 30 AÑOS Y EL DISTRITO DE AGUA DE LOWER VALLEY (LVWD) HA PROPORCIONADO DOCUMENTACION PARA ESTABLECER SUFICIENTEMENTE LA CANTIDAD Y CALIDAD DE AGUA A LARGO PLAZO LOS SUMINISTROS DE AGUA DISPONIBLES PARA SERVIR EL DESARROLLO COMPLETO DE ESTA LOCALIZACION.

TIENE UNA LINEA DE AGUA DE 8" DE DIÁMETRO QUE CORRE DENTRO DEL DERECHO DE VIA DE DIAMOND SPRINGS RD.

LAS MEJORAS PROPUESTAS AL SISTEMA DE AGUA SERÁN CONSTRUIDAS POR EL CADA DUENO DE LOTE DURANTE LA FASE DE DESARROLLO DE LA SUBDIVISION. EL COSTO TOTAL ESTIMADO PARA ESTAS MEJORAS ES DE \$18,680.00

ANTES DE OBTENER EL SERVICIO DE AGUA, LOS PROPIETARIOS DE LOTES INDIVIDUALES DEBEN OBTENER UN MEDIDOR DE AGUA DEL LVWD. LA CONEXION DEL MEDIDOR DE AGUA ACTUAL Y LAS TARIFAS DE INSPECCION DE RETORNO ES DE \$ 1,000.00 ADICIONALMENTE, LOS DUEÑOS DE LOTES INDIVIDUALES SON RESPONSABLES DEL COSTO Y LA INSTALACION DE CUALQUIER LINEA DE SERVICIO REQUERIDA DESDE LA CAJA DE MEDIDOR HASTA SU CASA.

INSTALACIONES DE ALCANTARILLADO: DESCRIPCIONES, COSTOS Y FECHAS DE OPERABILIDAD  
LAS AGUAS RESIDUALES DEL REPLANTE B DE DARRINGTON PARK SE TRATARÁN MEDIANTE INSTALACIONES DE ALCANTARILLADO INDIVIDUALES EN EL LUGAR ("OSSF: O "SISTEMAS SEPTICOS"), QUE CONSISTEN EN UN TANQUE SEPTICO DE DISEÑO ESTÁNDAR DE DOBLE COMPARTIMIENTO Y UN CAMPO DE DRENAJE EN CADA LOTE. EL INGENIERO PROFESIONAL QUE SUSCRIBE HA EVALUADO LA IDONEIDAD DEL LUGAR DE LA SUBDIVISION PARA OSSF Y HA PRESENTADO UN INFORME QUE CONCLUYE QUE EL LUGAR ES APTO PARA OSSF UTILIZANDO MÉTODOS ESTÁNDAR DE ELIMINACION SUBTERRÁNEA. EL INFORME FUE REVISADO Y APROBADO POR EL DISTRITO DE SALUD Y MEDIO AMBIENTE DEL CONDADO DE EL PASO. LOS PUNTOS DESTACADOS DEL INFORME SON LOS SIGUIENTES:

CADA LOTE DE LA SUBDIVISION PROPUESTA TIENE UNA SUPERFICIE DE AL MENOS 1 ACRE. NO HAY INDICACION DE AGUA SUBTERRÁNEA O UNA CAPA RESTRICTIVA DENTRO DE LOS 60 CM DEL FONDO DE LAS EXCAVACIONES PROPUESTAS. LA SUBDIVISION DRENA BIEN, CON UNA PENDIENTE DE APROXIMADAMENTE EL 3 %. LA ESCORRIENTE DE AGUAS PLUVIALES DE LA INUNDACION DE 100 AÑOS ESTÁ CONTENIDA DENTRO DE LA DERECHA DE VIA DE DIAMOND SPRINGS RD. Y LAS SERVIDUMBRES DE DRENAJE. CADA LOTE CUENTA CON EL ÁREA ADECUADA PARA UN CAMPO DE DRENAJE DE REEMPLAZO.

EL COSTO ESTIMADO PARA INSTALAR UN SISTEMA SEPTICO EN UN LOTE INDIVIDUAL ES DE \$2,000, INCLUYENDO LOS COSTOS DE LOS PERMISOS Y LICENCIAS REQUERIDOS. NO SE HA INSTALADO NINGUN SISTEMA OSSF AL MOMENTO DE LA SOLICITUD DE APROBACION DEL PLANO FINAL. Será responsabilidad de cada propietario de lote instalar el sistema séptico adecuado. Debido a la zonificación no residencial de los lotes, el urbanizador no es responsable de instalar dicho sistema.

**CERTIFICACION:**  
YO CERTIFICO QUE LOS SERVICIOS DE AGUA Y DRENAGE ANTES MENCIONADOS ESTAN EN COMPLETO ACUERDO CON EL MODELO DE REGLAS MENCIONADOS EN LA SECCION 16.343, DEL CODIGO DE AGUAS Y DRENAGE DE TEXAS.

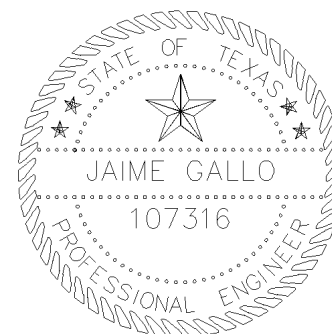
YO CERTIFICO QUE LOS COSTOS ESTIMADOS PARA LA INSTALACION DEL SISTEMA DE AGUA Y DRENAGE PARA CADA LUGAR, ASI COMO SE HA DESCRITO ANTERIORMENTE ES COMO SIGUE:

**COSTO POR EL SERVICIO DE AGUA: \$1,868.00 APROXIMADAMENTE POR LOTE, PARA UN COSTO DE \$18,680.00 POR LOS DIEZ LOTES QUE TIENE LA DARRINGTON PARK REPLAT B SUBDIVISION.**

**COSTO POR EL SERVICIO DE DRENAGE: \$2,000.00 APROXIMADAMENTE POR LOTE, PARA UN COSTO DE \$20,000.00 POR LOS DIEZ LOTES QUE TIENE LA DARRINGTON PARK REPLAT B SUBDIVISION.**

*Jaime Gallo, P.E.*  
JAIME GALLO P.E.

September 25, 2025  
DATE



# DARRINGTON PARK REPLAT B

BEING A REPLAT OF ALL OF  
LOT 4, BLOCK 3, DARRINGTON PARK  
EL PASO COUNTY, TEXAS

## DRAINAGE REPORT

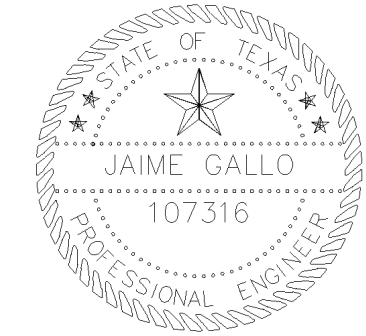
By Jaime Gallo, P.E.

THE 10.034 ACRE PARCEL OF LAND KNOWN AS DARRINGTON PARK REPLAT B IS ON LAND THAT GENTLY SLOPES IN A SOUTHWESTERLY DIRECTION AT AN AVERAGE OF 2% SLOPE GOING WEST TOWARDS AN EMPTY VACANT LOT. THE AREA CONSISTS OF GENTLY SLOPING SOILS THAT HAVE A FINE SANDY LOAM SUBSOIL AND ARE MODERATELY DEEP OVER CALICHE. FOR OUR DESIGN PURPOSES, AN AVERAGE RUNOFF COEFFICIENT OF 0.50 AND AN AVERAGE INTENSITY OF 5.50 IN/HR WAS USED TO CALCULATE THE ESTIMATED RUNOFF FROM THE ASSOCIATED WATERSHEDS. THE AREA DIRECTLY IMPACTING THE SUBDIVISION IS A SINGLE WATERSHED AREA. THE WATERSHED (WATERSHED No. 1) CONSISTS OF A 10.645 ACRES WHICH PRODUCES APPROXIMATELY 29.27 CFS OF RUNOFF.

ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FIRM MAP, COMMUNITY PANEL NUMBER 480212 0237 B, DATED SEPTEMBER 4, 1991, NO PORTION OF DARRINGTON PARK REPLAT B IS SHOWN TO BE WITHIN A SPECIAL FLOOD HAZARD AREA SUBJECT TO A ONE PERCENT OR GREATER CHANCE OF FLOODING IN ANY GIVEN YEAR.

THE ABOVE MEASURES PROVIDE POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS, AVOID CONCENTRATING RUNOFF ONTO OTHER LOTS, AND COORDINATE INDIVIDUAL DRAINAGE WITH THE GENERAL STORM DRAINAGE PATTERN OF THE AREA. THE MAP BELOW ILLUSTRATES THE FLOW PATTERNS FOR THE RUNOFF.

BY MY SIGNATURE BELOW, I CERTIFIED THAT AM SUBDIVISION LIES WITHIN A ZONE DESIGNATION OF "X", WHICH INDICATES THAT THIS PARCEL DOES NOT LIE WITHIN A FLOOD HAZARD AREA, ACCORDING TO FLOOD INSURANCE RATE MAPS, COUNTY MAP (PANEL NUMBER 480212 0250B, EFFECTIVE DATE: SEPTEMBER 4, 1991 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY).



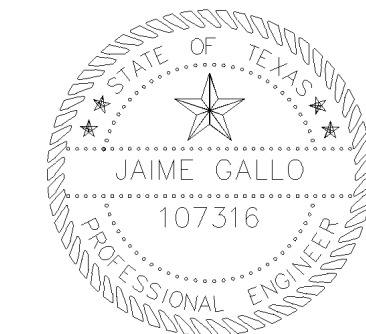
*Jaime Gallo, P.E.*  
JAIME GALLO P.E.

September 25, 2025  
DATE

La parcela de 10.034 acres conocida como Darrington Park RePlat B se encuentra en un terreno con una ligera pendiente en direccion suroeste con un promedio del 2% de pendiente hacia el oeste hacia un terreno baldío. El área consta de suelos con ligera pendiente que tienen un subsuelo franco arenoso fino y son moderadamente profundos sobre caliche. Para nuestros fines de diseño, se utilizó un coeficiente de escorrentía promedio de 0.50 y una intensidad promedio de 5.50 pulgadas por hora para calcular la escorrentía estimada de las cuencas hidrográficas asociadas. El área que impacta directamente la subdivisión es un área de cuenca hidrográfica única. LA CUENCA HIDROGRÁFICA (CUENCA HIDROGRÁFICA N.º 1) CONSTA DE 10,645 ACRES QUE PRODUCEN APROXIMADAMENTE 29,27 CFS DE ESCORRIENTE.

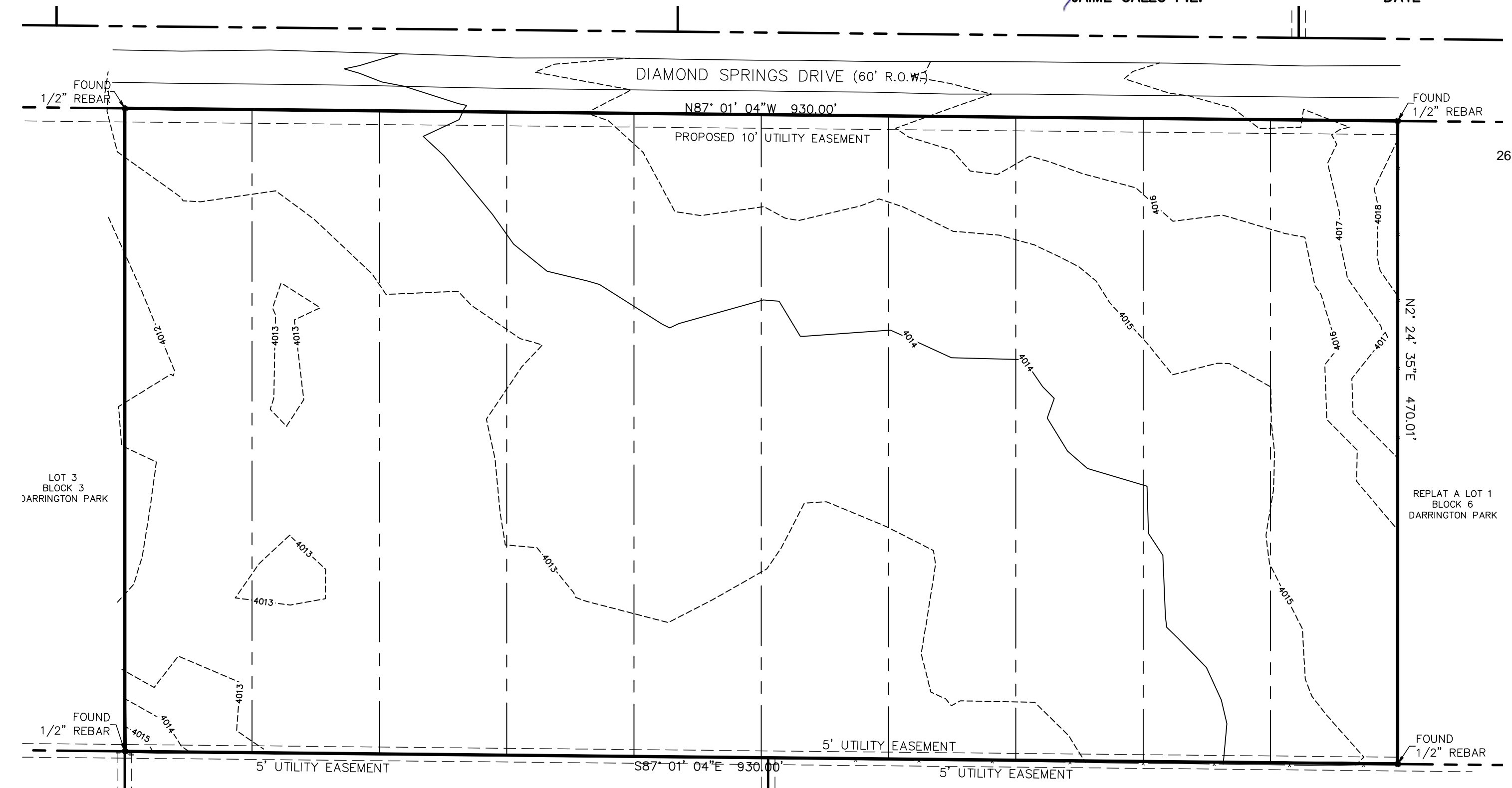
EN EL MAPA FIRME DE LA AGENCIA FEDERAL PARA EL MANEJO DE EMERGENCIAS, NÚMERO DE PANEL COMUNITARIO 480212 0237 B, CON FECHA DEL 4 DE SEPTIEMBRE DE 1991, NO SE MUESTRA QUE NINGUNA PARTE DEL REPLATO B DE DARRINGTON PARK SE ENCUENTRE DENTRO DE UN ÁREA ESPECIAL DE PELIGRO DE INUNDACION SUJETA A UNA PROBABILIDAD DE INUNDACION DEL UNO POR CIENTO O MÁS EN CUALQUIER AÑO DETERMINADO.

LAS MEDIDAS ANTERIORES PROPORCIONAN UN DRENAJE POSITIVO ALEJADO DE TODOS LOS EDIFICIOS, EVITA LA CONCENTRACION DE LA ESCORRIENTE EN OTROS TERRENOS Y COORDINA EL DRENAJE INDIVIDUAL CON EL PATRON GENERAL DE DRENAJE PLUVIAL DE LA ZONA. EL MAPA A CONTINUACION ILLUSTR LA LOS PATRONES DE FLUJO DE LA ESCORRIENTE. CON MI FIRMA A CONTINUACION, CERTIFICO QUE MI SUBDIVISION SE ENCUENTRA DENTRO DE LA ZONA "X", LO QUE INDICA QUE ESTA PARCELA NO SE ENCUENTRA DENTRO DE UNA ZONA DE RIESGO DE INUNDACION, SEGUN LOS MAPAS DE TARIFAS DE SEGURO CONTRA INUNDACIONES, MAPA DEL CONDADO (NÚMERO DE PANEL 480212 0250B, FECHA DE VIGENCIA: 4 DE SEPTIEMBRE DE 1991 DE LA AGENCIA FEDERAL PARA EL MANEJO DE EMERGENCIAS).



*Jaime Gallo, P.E.*  
JAIME GALLO P.E.

September 25, 2025  
DATE



### POST-DEVELOPMENT FOR SMALL WATERSHEDS

| DRAINAGE RUN-OFF CALCULATIONS (100 YEAR) |                        |                      |                  |          |                                  |
|--|------------------------|----------------------|------------------|----------|----------------------------------|
| DRAINAGE AREA (DA)                       | RUNOFF COEFFICIENT "C" | RAINFALL (IN/HR) "I" | AREA (ACRES) "A" | Tc "MIN" | Q <sub>100</sub> = (C*I*A) "CFS" |
| WS#01                                    | 0.50                   | 5.50                 | 10.645           | 10.00    | 29.27                            |
| <b>TOTAL RUN-OFF</b>                     |                        |                      |                  |          | <b>29.27</b>                     |

### DARRINGTON PARK REPLAT B

#### ENGINEERING REPORT

| DATE PREPARED   | DRAWN BY             | DESIGNED BY             | CHECKED BY       | APPROVED BY          |
|-----------------|----------------------|-------------------------|------------------|----------------------|
| J.G.            | M.G.                 | GECCA, LLC              | J.G.             | J.G.                 |
| REVISION NUMBER | SHEET NAME OR NUMBER | DESCRIPTION OR REVISION | DATE OF REVISION | REVISION APPROVED BY |
|                 |                      |                         |                  |                      |



MINUTES – REGULAR MEETING  
OF THE PLANNING AND ZONING COMMISSION  
HELD ON MONDAY, SEPTEMBER 15, 2025 @ 6:00 PM  
15001 DARRINGTON RD., HORIZON CITY, TEXAS 79928

1. **CALL MEETING TO ORDER & DETERMINATION OF QUORUM-PLEDGE OF ALLIGIEANCE**

Quorum established and meeting called to order at 6:00 pm.

2. **COMMISSION MEMBERS ATTENDANCE: JOLLEY, MELENDEZ, PADILLA, RODRIGUEZ, BERRY, CORRAL, BORREGO, PARKER**

**COMMISSIONERS EXCUSED AND UNEXCUSED:** No commissioners absent.

**Note:** All Planning & Zoning Commissioners were present.

3. **OPEN FORUM:** NOTE: The Planning & Zoning Commission encourages public comment on all matters of interest listed on this agenda. Speakers from the audience will be given an opportunity to discuss each item in the order in which it appears on the agenda, prior to the Commission discussing the item unless otherwise approved by the Chairman. A "Speaker Request" form is available for those who wish to sign up on the day of the meeting. This form is also available in advance by downloading the attached form. Please submit the "Speaker Request" form completely filled out to the Board Secretary prior to the meeting. The Commission retains the option to set reasonable limits on the number, frequency, and length of presentations. Please contact the Board Secretary at (915) 852-1046 Ext. 404 with any additional questions.

No one signed up to speak

4. **PUBLIC HEARINGS**

**NOTICE TO THE PUBLIC AND APPLICANTS** The staff report for an agenda item may include conditions, exceptions or modifications. The Commission's motion to approve an item in accordance with the staff report or with all staff comments means that any modification, waivers, exceptions requested by the applicant and recommended for approval by staff and any staff recommended conditions, have been approved, without necessitating that the Commission restate the modifications, exceptions, waivers, or conditions as part of the motion to approve and that any findings required to be made by the Commission, have been made. If the Commission does not wish to approve an exception or modification, or require a condition, then the Commission's motion will state which have not been approved, otherwise, the staff report, with all modifications, exceptions and conditions, is approved and the applicant shall comply with all provisions of the staff report.

4A. **DISCUSSION AND RECOMMENDATION:**

Planning Director

On the resubmitted **Replat** application for **Horizon Manor, Unit Three Replat "A" (Case No. RP-002460-2020)**, legally described as a portion of Lot 19, Block 9, Horizon Manor Unit Three, Town of Horizon City, El Paso County, Texas. Containing 7.9365 acres ±. Application submitted by CAD Consulting Co. (**Postponed from the August 18, 2025 P&Z Meeting**)

**ACTION:** Motion made by **PADILLA**, 2<sup>nd</sup> by **RODRIGUEZ** to delete Item 4A. Replat for Horizon Manor Unit Three Replat "A" Case Number RP-002460-2020

**AYES: JOLLEY, MELENDEZ, PADILLA, RODRIGUEZ, BERRY, CORRAL, BORREGO, PARKER.**

**ABSTAIN:**

**MOTION CARRIED**



MINUTES – REGULAR MEETING  
OF THE PLANNING AND ZONING COMMISSION  
HELD ON MONDAY, SEPTEMBER 15, 2025 @ 6:00 PM  
15001 DARRINGTON RD., HORIZON CITY, TEXAS 79928

**4B. DISCUSSION AND RECOMMENDATION:**

Planning Director

On the submitted **Preliminary Replat** application for **Horizon Manor Unit Three Replat "A" (Case No. SUC25-0004)**, legally described as a portion of Lot 19, Block 9, Horizon Manor Unit Three, Horizon, El Paso County, Texas. Containing 2.2603 acres ±. Applicant/Representative: SLI Engineering.

**ACTION:** Motion made by **RODRIGUEZ** , 2<sup>nd</sup> by **BORREGO** to recommend approval of Horizon Manor Unit Three Replat "A" on Preliminary basis.

**AYES: JOLLEY, MELENDEZ, PADILLA, RODRIGUEZ, BERRY, CORRAL, BORREGO, PARKER.**

**ABSTAIN:**

**MOTION CARRIED**

**4C. DISCUSSION AND RECOMMENDATION:**

Planning Specialist

On the submitted **Combination-Preliminary & Final Subdivision Plat** applications for **Darrington Plaza Subdivision (Case No. SUC25-0005)**, and to authorize the Mayor to sign the recording plat, legally described as a Portion of Tract 1A, Section 42, Block 78, Township 3, Texas and Pacific Railroad Company Surveys, El Paso County, Texas. Containing 7.648 acres ±. Application submitted by Applicant/Representative: Del Rio Engineering.

**ACTION:** Motion made by **PADILLA**, 2<sup>nd</sup> by **RODRIGUEZ** to delete Item 4C. Combination Preliminary and Final Subdivision Plat for Darrington Plaza Subdivision Case Number SUC25-0005.

**AYES: JOLLEY, MELENDEZ, PADILLA, RODRIGUEZ, BERRY, CORRAL, BORREGO, PARKER.**

**ABSTAIN:**

**MOTION CARRIED**

**4D. DISCUSSION AND RECOMMENDATION:**

Planning Director

On the resubmitted **Combination—Preliminary & Final Subdivision Plat** application for **Rancho Desierto Bello Unit 16 (Case No. SUC25-0006)** and to authorize the Mayor to sign the recording plat, legally described as A Portion of Leigh Clark Survey No. 297, Town of Horizon City, El Paso County, Texas. Containing 21.481 ± acres. Application submitted by Applicant/Representative: TRE & Associates.

**ACTION:** Motion made by **PADILLA** , 2<sup>nd</sup> by **JOLLEY** to recommend approval of Rancho Desierto Bello Unit 16 on a Combination Preliminary and Final Subdivision Plat basis.

**AYES: JOLLEY, MELENDEZ, PADILLA, RODRIGUEZ, BERRY, CORRAL, BORREGO, PARKER.**

**ABSTAIN:**

**MOTION CARRIED**

**5. OTHER BUSINESS**

**5A. DISCUSSION AND ACTION:**

On the Planning and Zoning meeting minutes for the meeting held on June 16, 2025.



MINUTES – REGULAR MEETING  
OF THE PLANNING AND ZONING COMMISSION  
HELD ON MONDAY, SEPTEMBER 15, 2025 @ 6:00 PM  
15001 DARRINGTON RD., HORIZON CITY, TEXAS 79928

**ACTION:** Motion made by **PADILLA**, 2nd by **PARKER** to approve June 16, 2025 regular meeting minutes.

**AYES:** PADILLA, CORRAL, BORREGO, PARKER  
**ABSTAIN:** JOLLEY, MELENDEZ, RODRIGUEZ, BERRY.  
**MOTION CARRIED**

**6. ANNOUNCEMENTS**

6A. The next regular scheduled meeting: **Monday, October 20, 2025 at 6pm.**

**EXECUTIVE SESSION**

The Planning and Zoning Commission of the Town of Horizon City may recess into Executive Session pursuant to the Texas Government Code, Chapter 551, Subchapter D, under Article 551.071 – Consultation with Attorney; 551.072 – Deliberation regarding Real Property; and 551.087 – Deliberation regarding Economic Development Negotiations.

**ADJOURNMENT:** The meeting adjourned at 6:20 pm.

**ACTION: ADJOURNMENT**  
**AYES: JOLLEY, MELENDEZ, PADILLA, RODRIGUEZ, BERRY, CORRAL, BORREGO, PARKER.**  
**MOTION CARRIED**

\_\_\_\_\_  
Samantha Corral – Chair

\_\_\_\_\_  
(Date)

**ATTEST:**

\_\_\_\_\_  
David Ruiz - Planning Specialist

**DISTRIBUTION OF MINUTES:**

Original: Horizon City Administrative File  
Copy: Planning and Zoning Commission  
Posted: Internet Website: [www.horizoncity.org](http://www.horizoncity.org)