

Buckley Road Vacation Case #V25-0002

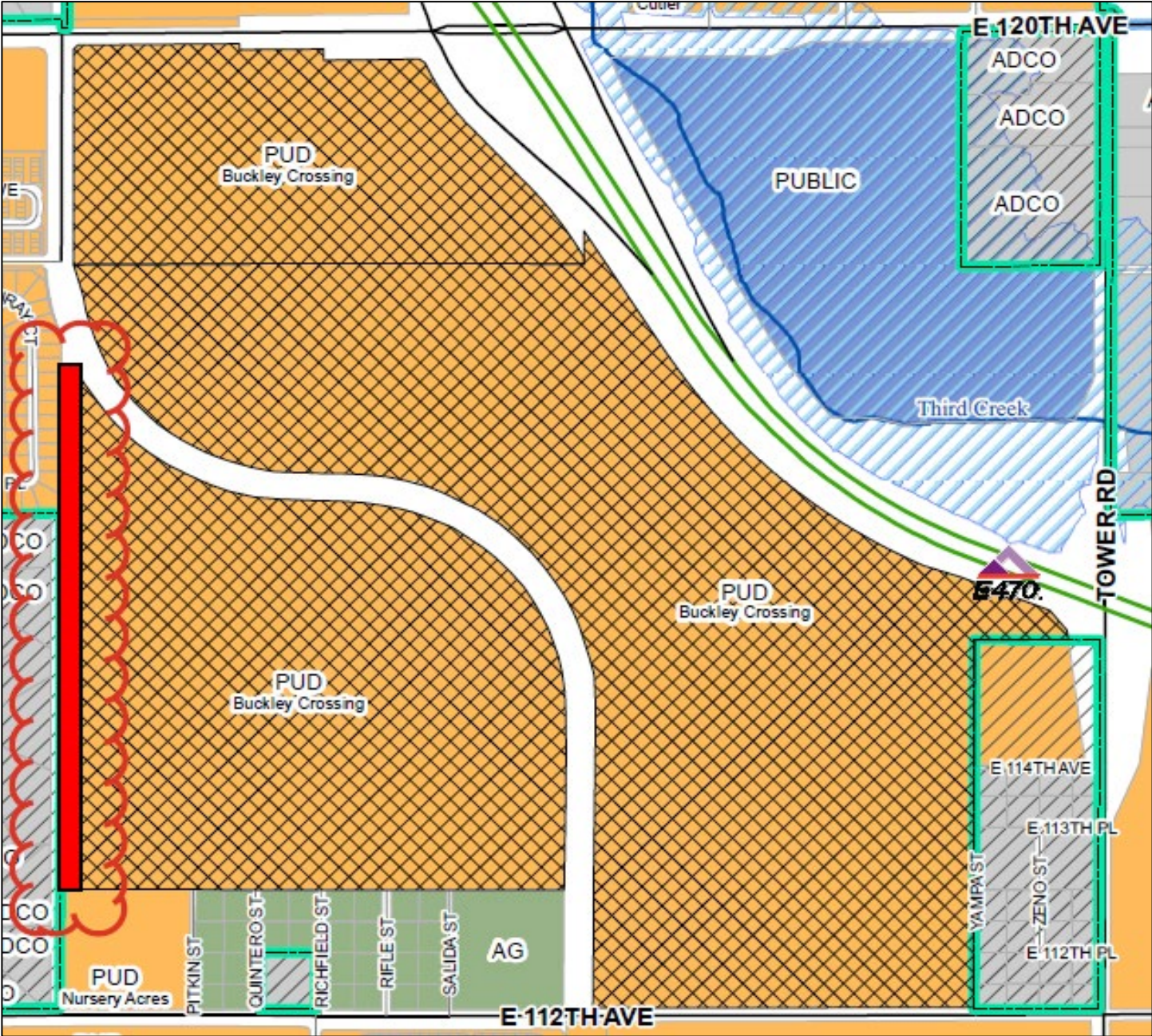
Presented by Dalton Guerra, Senior Planner
June 1, 2026 City Council



Case Summary

- Request: Vacate a portion of inactive right-of-way, Buckley Road
- Location: West of E-470 between East 112th Avenue and East 120th Avenue
- Size: Approximately 2,915 feet in length and 3.914 acres in total size
- Concurrent Cases: S24-0015, will consolidate the vacated ROW into the adjacent properties.

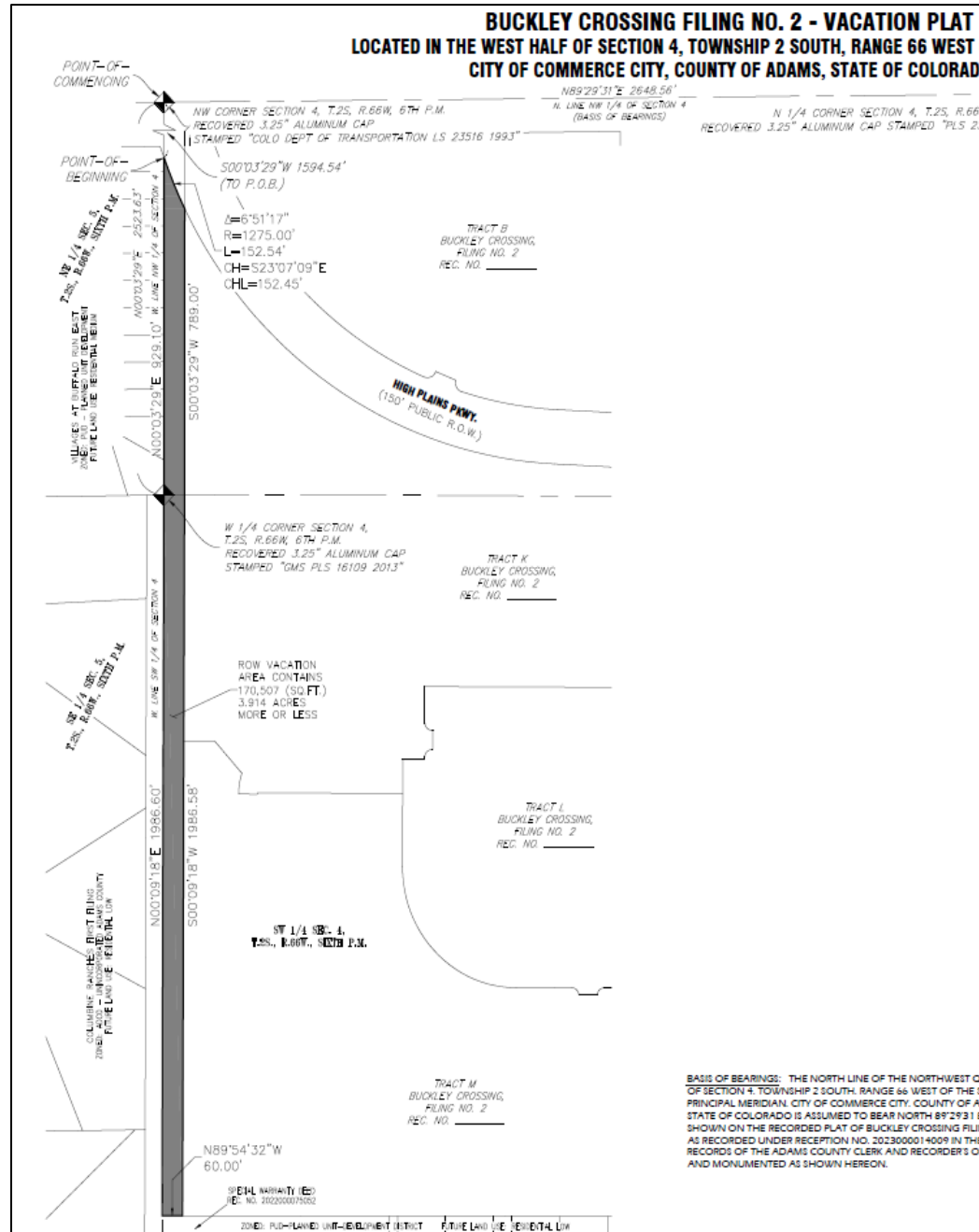
Vicinity Map



Aerial



Vacation Exhibit



Project Analysis

- Site Overview
 - Existing neighborhoods to the west
 - All homes have primary access points from internal roads within their neighborhood
- Road Network Impacts/ Traffic
 - High Plains Parkway, a future road within Buckley Crossing, will be the major north/south street for this area
 - There is no Buckley Road alignment south of East 112th Avenue
 - Any necessary easements will be conveyed in the corresponding plat

Public Comment

- As of April 21, 2026 staff has received three inquiries from the public for more information on the request.

Considerations for Discussion

- Vacation of this right-of-way will allow for future residential development within the Buckley Crossing Subdivision.
- Buckley Road does not continue south of East 112th Avenue.
- Buckley Road is not needed for connections to other properties.
- High Plains Parkway will be the main road for north/south traffic in this area.

Planning Commission Recommendation

- On April 7, 2026 the Planning Commission voted 5-0 to recommend approval of the Vacation of ROW.

Approval Criteria

A decision for this Vacation is based on the following criteria from Sec. 21-3233 (3) of the LDC.

- ✓ **Criteria (i): The vacation is consistent with the comprehensive plan and any other applicable city-approved plan;**
- ✓ **Criteria (ii): The land to be vacated is no longer necessary for the public use and convenience;**
- ✓ **Criteria (iii): The vacation will not create any landlocked properties;**
- ✓ **Criteria (iv): The vacation will not render access to any parcel unreasonable or economically prohibitive;**
- ✓ **Criteria (v): The vacation will not reduce the quality of public services to any parcel of land; and;**
- ✓ **Criteria (vi): A separate plat to replat the vacated area into a larger, usable piece of land has been submitted**

Staff is available to answer questions.



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