



**AGENDA ITEM SUMMARY FORM**

**PROPOSED MEETING DATE:** November 12, 2024  
**PREPARED BY:** Michael Burrell  
**DEPARTMENT:** Development Services

**AGENDA ITEM DESCRIPTION:**

Consideration, discussion, and possible action on a Development Agreement for the Mini-Max Gas Station located at 13320 E US HWY 290 Manor, TX.

**BACKGROUND/SUMMARY:**

This property is applying for a coordinated sign plan to account for all the signage on site. A coordinated sign plan allows for more signage than is typically allowed on a property but has certain requirements that must be met. Mini-Max meets those requirements as they operate out of multiple buildings. The reason for the development agreements is due to part of the sign package they are applying being two digital pole signs. Due to the type of signage, they must complete this development agreement stating that they will remain in compliance with our outdoor lighting standards as signage typically isn't included in photometric plans.

**LEGAL REVIEW:** Yes, Veronica Rivera, Assistant City Attorney  
**FISCAL IMPACT:** No  
**PRESENTATION:** No  
**ATTACHMENTS:** Yes

- Development Agreement

**STAFF RECOMMENDATION:**

It is the City Staff's recommendation that the City Council approve the development agreement for the Mini-Max Gas Station located at 13320 E US HWY 290 Manor, TX.

**PLANNING & ZONING COMMISSION:**    X    Recommend Approval                      Disapproval                      None