



## AGENDA ITEM SUMMARY FORM

**PROPOSED MEETING DATE:** April 9, 2025  
**PREPARED BY:** Michael Burrell, Director  
**DEPARTMENT:** Development Services

### AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a Rezoning application for two (2) lots on 23.809 acres, more or less, and being TCAD parcel 236885 also known as 12522 and 12542 Old Kimbro Rd., Manor, TX from (A) Agricultural to (IN-2) Heavy Industrial.

*Applicant: Jiwon Jung*

*Owner: Wonik Materials North America LLC*

**BACKGROUND/SUMMARY:** This rezoning is occurring after the completion of annexation of the property into Manor's full purpose city limits as of March 5<sup>th</sup>, 2025. This property is and has been planned for industrial use.

**LEGAL REVIEW:** No  
**FISCAL IMPACT:** No  
**PRESENTATION:** No  
**ATTACHMENTS:** Yes

- Letter of intent
- Zoning map
- Annexation ordinance
- Additional Files

- Aerial image
- Public notice
- Mailing labels

### ACTIONS:

<i>Discretion</i>	Discretionary
<i>Subdivision Review Type</i>	Not Applicable
<i>Actions</i>	Approve, Approve with Conditions, Deny

### STAFF RECOMMENDATION:

It is the City Staff's recommendation that the Planning and Zoning Commission approve a Rezoning application for two (2) lots on 23.809 acres, more or less, and being TCAD parcel 236885 also known as 12522 and 12542 Old Kimbro Rd., Manor, TX from (A) Agricultural to (IN-2) Heavy Industrial.

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