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July 9, 2021

Development Services Department
City of Manor
105 E. Eggleston Street
Manor, TX 78653

Re: Letter of Intent in support of Zoning Change

**Subj: Manor Independent School District
Greenbury Gates Survey #63, Manor, TX 78653**

The applicant is seeking to rezone the subject 40.00-acre parcel from **(IN-1) Light Industrial** to an **(I) Institutional** zoning district. The adjacent parcels are zoned **(C-2) Medium Commercial, (A) Agricultural, C-1 Light Commercial, and R-1 Single Family Residential**.

The existing property is currently vacant, and the zoning change is appropriate to allow construction of a new 120,000 square foot K-8 campus including school buildings, play fields, parking, and internal roadway circulation for Manor ISD.

Per the City of Manor Zoning map (attached), **(I) Institutional** is the appropriate zoning for the proposed development. All other Manor ISD facilities are zoned **(I) Institutional**. In addition, we have prepared a side-by-side comparison (attached) of the two districts to illustrate that the zoning change will not have a negative impact on the adjacent property owners.

Thank you for your consideration. Please do not hesitate to contact me with any questions.

Sincerely,

ADM Group, Inc.

A handwritten signature in black ink that reads "Jenifer Weskalnies".

Jenifer Weskalnies
Director of Architecture

JW:jw

cc: Project File 7106-100

Attachments: City of Manor Zoning Map, Side-by-side zoning comparison