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June 10, 2021

City of Manor
Development Services
105 E. Eggleston St.
Manor, Texas 78653

RE: 19.81-acre Tract Rezoning Request
South of Hill Ln., North of US 290 E – Travis CAD ID #938234
Manor, Texas 78653

Dear Development Services,

On behalf of the property owner, Las Entradas Development Corporation, Doucet & Associates is submitting the attached rezoning application request for the above referenced tract. This document shall serve as the Letter of Intent for this application.

The subject tract is approximately 19.81 acres and is located along Hill Ln., south of Manor High School and north of US 290 E in the City of Manor Full Purpose Jurisdiction. At this time, we are requesting that the subject tract be rezoned from Light Commercial (C-1) to Light Industrial (IN-1).

The demand for industrial warehouse space is growing rapidly in Central Texas and as such Las Entradas Development Corporation, on behalf of Transpak, is seeking to fill that void at this proposed location. Rezoning this tract will allow Transpak to bring an employment center to Manor and will provide opportunities for job training and growth for Manor graduates. The Transpak business line is a catalyst for proposed rooftop and commercial growth and their employment is forecasted to double over the next three years. The tract to the west was rezoned to Light Industrial just last month, so we believe that rezoning the subject tract as proposed will not alter or impair the adjacent uses/properties.

We appreciate your consideration of the proposed rezoning application for approval and will be available to answer questions you might have regarding this matter. Please do not hesitate to email or call with your questions and comments.

Sincerely,

A handwritten signature in black ink, appearing to read 'Davood Salek', with a long horizontal flourish extending to the right.

Davood Salek, P.E.

Division Manager, Land Development

North (Williamson County) Office

Doucet & Associates, Inc.

TBPE Firm # 3937

State of Texas Surveying Firm Certification # 10105800

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