



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 12, 2026
PREPARED BY: Michael Burrell, Director
DEPARTMENT: Development Services

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a Subdivision Final Plat for Manor Commons NE Commercial Phase 4, Lot 19, Block A, being one (1) lot on 3.480 acres, more or less, and being generally located at the northeast corner of US HWY 290 and FM 973, Manor, TX.

Applicant: ALM Engineering

Owner: Timmermann Commercial Investments, LP

BACKGROUND/SUMMARY:

This final plat is for Crunch Fitness. The preliminary plat for the entire subdivision was reviewed and approved by the Planning and Zoning Commission at the March 12, 2025, meeting. This has been reviewed for compliance and approved by the City Engineer. Final Plats that meet the city's subdivision ordinance are required to be approved by the Planning and Zoning Commission.

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

- Approved Plat
- Engineer Comments and Responses
- Conformance Letter
- Aerial image

ACTIONS:

<i>Discretion</i>	Non-Discretionary
<i>Subdivision Review Type</i>	Not Applicable
<i>Actions</i>	Open, Close, Postpone

STAFF RECOMMENDATION:

It is the City Staff's recommendation that the Planning and Zoning Commission approve a Subdivision Final Plat for Manor Commons NE Commercial Phase 4, Lot 19, Block A, being one (1) lot on 3.480 acres, more or less, and being generally located at the northeast corner of US HWY 290 and FM 973, Manor, TX.

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