



## AGENDA ITEM SUMMARY FORM

**PROPOSED MEETING DATE:** June 7, 2023  
**PREPARED BY:** Scott Dunlop, Director  
**DEPARTMENT:** Development Services

### AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a variance request from Manor Code of Ordinance, Section 15.02.004a(d) Minimum Parking Requirements to reduce the minimum number of parking spaces from eight (8) to five (5) for a proposed drive-through restaurant located on Lot 2A, Block B Las Entradas North Section 1.

### BACKGROUND/SUMMARY:

The proposed Salad and Go drive-through restaurant does not have any customer seating and only provides drive-through access. The city's restaurant and drive-through restaurant parking calculation assumes seated dining which is why the ratio is set at 1 parking space per 100 gross square feet or 1 parking space per 3 dining seats, whichever is greater. Since this establishment does not have customer seating, parking is only necessary for employees so a reduced amount of parking can be supported.

**LEGAL REVIEW:** Not Applicable  
**FISCAL IMPACT:** No  
**PRESENTATION:** No  
**ATTACHMENTS:** Yes

- Letter of Intent
- Variance Request

### STAFF RECOMMENDATION:

It is the city staff's recommendation that the City Council approve a variance request from Manor Code of Ordinance, Section 15.02.004a(d) Minimum Parking Requirements to reduce the minimum number of parking spaces from eight (8) to five (5) for a proposed drive-through restaurant located on Lot 2A, Block B Las Entradas North Section 1.

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