



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: October 8, 2025
PREPARED BY: Michael Burrell, Director
DEPARTMENT: Development Services

AGENDA ITEM DESCRIPTION:

Conduct a public hearing on a Specific Use Permit for 10,000 square feet in Medical Office space being generally located near the eastern corner of Bois D Arc and the North of US Highway 290, also referred to as 13400 E US Highway 290 Manor, TX.
Applicant: Advantage Construction, LLC
Owner: Advantage Construction, LLC

BACKGROUND/SUMMARY:

The applicant is requesting a specific use permit for 10,000 square feet in medical office space in proximity to another project they are currently constructing. This medical office would have immediate frontage to US HWY 290 and share access with a city lift station.

This item has been requested before and was heard on July 9, 2025.

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

- SUP Map
 - Proposed Layout
 - Letter of Intent
- Mailing Labels
 - Public Notice

ACTIONS:

Discretion	Discretionary
Subdivision Review Type	Not Applicable
Actions	Open, Close, Postpone

STAFF RECOMMENDATION:

It is the City Staff’s recommendation that the Planning and Zoning Commission conduct the public hearing.

PLANNING & ZONING COMMISSION: Recommend Approval Disapproval None