



## AGENDA ITEM SUMMARY FORM

**PROPOSED MEETING DATE:** September 8, 2021  
**PREPARED BY:** Scott Dunlop, Interim City Manager  
**DEPARTMENT:** Administration

### AGENDA ITEM DESCRIPTION:

Public Hearing: Conduct a public hearing on a rezoning request for 30.89 acres, more or less, out of the Greenbury Gates Survey No. 63, Abstract No. 315, and being located at 13119 US Hwy 290 E, Manor, TX to Medium Commercial (C-2) and Multi-Family 25 (MF-2).

*Applicant:* Jackson Walker, LLP

*Owner:* Manor RV Park, LLC

### BACKGROUND/SUMMARY:

This property is in the process of being annexed into the city and along with their annexation they have filed this rezoning request. This property has a vest (grandfathered) use as an RV Park with the County and under State regulations they are still permitted that entitlement. If the zoning is approved, their use of the property as an RV Park, if developed, would be a non-conforming use that if discontinued for a 90-day period could not be resumed.

**LEGAL REVIEW:** NO  
**FISCAL IMPACT:** NO  
**PRESENTATION:** NO  
**ATTACHMENTS:** YES

- Rezoning Map
- Notice
- Labels

### STAFF RECOMMENDATION:

It is the City Staff's recommendation that the Planning and Zoning Commission conduct a public hearing on a rezoning request for 30.89 acres, more or less, out of the Greenbury Gates Survey No. 63, Abstract No. 315, and being located at 13119 US Hwy 290 E, Manor, TX to Medium Commercial (C-2) and Multi-Family 25 (MF-2).

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