



**AGENDA ITEM SUMMARY FORM**

<b>PROPOSED MEETING DATE:</b>	February 8, 2023
<b>PREPARED BY:</b>	Scott Dunlop, Director
<b>DEPARTMENT:</b>	Development Services

**AGENDA ITEM DESCRIPTION:**

Consideration, discussion, and possible action on a Rezoning Application for one (1) lot on 22.78 acres, more or less, out of the AC Caldwell Survey 52, Abstract 154 and being located at 14807 E US 290, Manor, TX from Agricultural (A) to Multi-Family 25 (MF-2).

*Applicant: Jackson Walker*

*Owner: Krantz Properties*

**BACKGROUND/SUMMARY:**

This property is currently in our ETJ but has filed an annexation petition. They are requesting MF-2 Multi-family 25 zoning upon annexation. The property is majority impacted by a floodplain so on the Future Land Use Map it is designated as open space but is the adjacent area is Commercial Corridor. The frontage on US 290 for this property is also limited by the creek and bridge, reducing the accessible frontage to approximately 75 feet.

<b>LEGAL REVIEW:</b>	<i>Not Applicable</i>
<b>FISCAL IMPACT:</b>	<i>NO</i>
<b>PRESENTATION:</b>	<i>NO</i>
<b>ATTACHMENTS:</b>	<i>YES</i>

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| <ul style="list-style-type: none"> <li>• Letter of intent</li> <li>• Rezone Map</li> <li>• Aerial Image</li> </ul> | <ul style="list-style-type: none"> <li>• FLUM</li> <li>• Floodplain map</li> <li>• Public Notice</li> <li>• Mailing Labels</li> </ul> |
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**STAFF RECOMMENDATION:**

It is the City Staff’s recommendation that the Planning and Zoning Commission approve a Rezoning Application for one (1) lot on 22.78 acres, more or less, out of the AC Caldwell Survey 52, Abstract 154 and being located at 14807 E US 290, Manor, TX from Agricultural (A) to Multi-Family 25 (MF-2).

<b>PLANNING &amp; ZONING COMMISSION:</b>	<b>Recommend Approval</b>	<b>Disapproval</b>	<b>None</b>
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