



**AGENDA ITEM SUMMARY FORM**

**PROPOSED MEETING DATE:** February 8, 2023  
**PREPARED BY:** Scott Dunlop, Director  
**DEPARTMENT:** Development Services

**AGENDA ITEM DESCRIPTION:**

Consideration, discussion, and possible action on a Rezoning Application for one (1) lot on .165 acres, more or less, and being located at 108 W Boyce, Manor, TX from Single Family Suburban (SF-1) to Downtown (DB).  
*Applicant: Jiwon Jung*  
*Owner: Buildblock*

**BACKGROUND/SUMMARY:**

The owner is seeking to rezone this lot, and adjacent lots, to Downtown Business to allow for denser mixed-use development. The requested zoning is in accordance with the adopted Future Land Use Map which designated the area as Downtown Mixed-Use.  
 This item was postponed from the January 11<sup>th</sup> P&Z meeting.

**LEGAL REVIEW:** *Not Applicable*  
**FISCAL IMPACT:** *NO*  
**PRESENTATION:** *NO*  
**ATTACHMENTS:** *YES*

- Letter of Intent
- Rezoning Map
- Aerial Image
- FLUM
- Renderings
- Public Notice
- Mailing Labels

**STAFF RECOMMENDATION:**

It is the City Staff’s recommendation that the Planning and Zoning Commission approve a Rezoning Application for one (1) lot on .165 acres, more or less, and being located at 108 W Boyce, Manor, TX from Single Family Suburban (SF-1) to Downtown (DB).

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