



**AGENDA ITEM SUMMARY FORM**

**PROPOSED MEETING DATE:** June 1, 2022  
**PREPARED BY:** Scott Dunlop, Development Services Director  
**DEPARTMENT:** Development Services

**AGENDA ITEM DESCRIPTION:**

Reconsidered - First Reading: Consideration, discussion, and possible action on an ordinance rezoning 14.55 acres, more or less, being Lot 1, Manor Villa Estates, and being located at 13518 Old Hwy 20, Manor, TX to Townhome (TH).

*Applicant: BGE, Inc.*

*Owner: Flintrock Office Suites, LLC*

**BACKGROUND/SUMMARY:**

This property is currently in the annexation process concurrent with this zoning case. The property has access to Beltex Drive which connects to US 290 as well as a connection to Old Highway 20. 14.55 acres and 12 units/acre for Townhome that could up to 175 units, but there is 2 acres of drainage area, in addition to the required parking and open space areas so the unit yield would likely be lower. It's proposed at 137 units currently.

The P&Z Commission voted 3-2 to recommend approval of this item.

This City Council voted 3-1 at the May 18, 2022, Regular Meeting, item failed, and it is being reconsidered.

**LEGAL REVIEW:** *Not Applicable*

**FISCAL IMPACT:**

**PRESENTATION:**

**ATTACHMENTS:**

- Ordinance
- Letter of Intent
- Map
- Area Map
- Preliminary Layout
- Notices
- Labels

**STAFF RECOMMENDATION:**

It is the City staff's recommendation that the City Council approve the first reading of an ordinance rezoning 14.55 acres, more or less, being Lot 1, Manor Villa Estates, and being located at 13518 Old Hwy 20, Manor, TX to Townhome (TH)

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