



**AGENDA ITEM SUMMARY FORM**

**PROPOSED MEETING DATE:** October 9, 2024  
**PREPARED BY:** Michael Burrell, Interim Director  
**DEPARTMENT:** Development Services

**AGENDA ITEM DESCRIPTION:**

Consideration, discussion, and possible action on a request to remove 2 heritage trees in the Boyce Mixed-Use Development Site located at 101 West Boyce St., Manor, TX.

**BACKGROUND/SUMMARY:**

The Boyce Mixed-Use Development is currently having their site development plan reviewed. As part of their proposed development, they need to remove 2 heritage trees. Their development agreement would allow for most landscaping to be in the ROW of their property to meet their landscaping requirement. Due to this and parking lot locations, preserving them would significantly limit the usability of the site. The trees are a 27.5" Elm (multitrunked) and a 38" elm.

They are planting more trees than were previously on site but are unable to accommodate trees of this size.

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

- Letter of intent
- Landscape Plan

**ACTIONS:**

<i>Discretion</i>	Discretionary
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<i>Subdivision Review Type</i>	
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<i>Actions</i>	Approve, Approve with Conditions, Deny
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**STAFF RECOMMENDATION:**

It is the City Staff's recommendation that the Planning and Zoning Commission recommend approval of the tree removal request to remove 2 heritage trees in the Boyce Mixed-Use Development Site located at 101 West Boyce St., Manor, TX.

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