

**AGENDA ITEM SUMMARY FORM**

PROPOSED MEETING DATE: September 9, 2026
PREPARED BY: Michael Burrell, Director
DEPARTMENT: Development Services

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a Subdivision Final Plat for the Manor Town Center Development Phase 1 being one (1) lot on 8.30 acres, more or less, and being TCAD parcels 743335 and 236866 also known as 13301 E US HWY 290, Manor, TX.

Applicant: Kimley-Horn and Associates

Owner: Manor 290 OZ Real Estate LP

BACKGROUND/SUMMARY:

This property has a Preliminary and Final Planned Unit Development, Concept Plan, and Preliminary Plat under concurrent review with the Phase 1 Final Plat. The Final Plat for the subdivision shows 1 lot, along with a portion of the Manor Heritage Drive right-of-way and all of the right-of-way for Town Hall Drive (Festival street). Within the 8.30 acres of Lot 1 will be the City Hall, Library, Civic Park, surface parking area, and detention pond for those improvements.

This item has been reviewed for conformance by our engineer and is required to be approved. As the Final Plat is being considered concurrently with the Preliminary and Final PUDs, Concept Plan, and Preliminary Plat, this Final Plat can be conditionally approved pending the City Council's approval of the Final PUD Ordinance and the Concept Plan, as well approval of the Preliminary Plat. Additionally, certain plat notes may depend on the Development Agreements before the City Council, so this Phase 1 plat should also be conditionally approved pending City Legal's review of the plat notes after the City Council considers the Development Agreement. The City Council is scheduled to review the Preliminary and Final PUDs and Concept Plan at their September 16th meeting, with second and final reading on the Final PUD Ordinance and Development Agreements at a Special Called Session on September 23rd.

ATTACHMENTS: No
