



**MEETING DATE:** February 13, 2023

**PRESENTED BY:** Susana De Luna, Planning Director

**AGENDA ITEM:** Conditional Use Permit: Heart of America Carnival at 1200 E. Business 83, Being a tract of land containing 6.56 acres, more or less, being a part or portion of a 6.79-acre tract out of Lot 20-11, West Addition to Sharyland, February 20-26, 2023, C-3, Texas Citrus Fiesta, and Adoption of Ordinance#\_\_\_\_\_ - De Luna

**NATURE OF REQUEST:**

On February 8, 2023, the Planning and Zoning Commission held a Public Hearing to consider the Conditional Use Permit. The subject site is located near the SE corner of Bryan Road and E. Business Hwy. 83. There was no public opposition during the P&Z Meeting. The board unanimously recommended approval.

**BUGETED:** Yes / No / N/A **FUND:** \_\_\_\_\_ **ACCT. #:** \_\_\_\_\_

**BUDGET:** \$ \_\_\_\_\_ **EST. COST:** \$ \_\_\_\_\_ **CURRENT BUDGET BALANCE:** \$ \_\_\_\_\_

**BID AMOUNT:** \$ \_\_\_\_\_

**STAFF RECOMMENDATION:** Staff recommends approval subject to: 1) Installation of a perimeter fence/debris stop; 2) Installation of "No Parking" signs along E. Business Hwy. 83 and Bryan Road; 3) Meet Noise, Amusement & Entertainment, Insurance, and any other related codes; and 4) Wavier of the 300' separation requirement from residential neighborhoods.

**Departmental Approval:** N/A

**Advisory Board Recommendation:** P&Z Approval

**City Manager's Recommendation:** Approval *RP*

**RECORD OF VOTE:** **APPROVED:** \_\_\_\_\_

**DISAPPROVED:** \_\_\_\_\_

**TABLED:** \_\_\_\_\_

\_\_\_\_\_ AYES

\_\_\_\_\_ NAYS

\_\_\_\_\_ DISSENTING \_\_\_\_\_