



CITY OF  
**MISSION**

**CITY COUNCIL AGENDA ITEM &  
RECOMMENDATION SUMMARY**

**MEETING DATE:** December 16, 2024

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

**AGENDA ITEM:** Preliminary Plat Approval: Bellwood Manor Subdivision, A tract of land containing 26.79 acres of land being part or portion of Lot 39, Lot 40, Lot 41, and a 70.00' strip of canal Right-of-Way between Lot 40 and Lot 41, Bell-Woods Company's Subdivision "C", R-2, Developer: DS3 Development, LLC, Engineer: S2 Engineering, PLLC - De Luna

**NATURE OF REQUEST:**

On November 20, 2024, the Planning and Zoning Commission held a Public Hearing to consider the Preliminary & Final Plat Approval for Bellwood Manor Subdivision. The subject site is located on the East side of N. Trospen Road approximately 1,970' North of W. Mile 2 Road 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.) Payment of Capital Sewer Recovery Fee's; 2) Payment of Park Fee's; 3) Provide Water District Exclusion, and 4) Conveyance or Payment of Water Rights.

**Departmental Approval:** N/A

**Advisory Board Recommendation:** Approval

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

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

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

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

\_\_\_\_\_ AYES

\_\_\_\_\_ NAYS

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