

Montgomery City Council
AGENDA REPORT

Meeting Date: 07/08/2025	Budgeted Amount: NONE
Department: Administration	Prepared By: WGA

Subject

Consideration and Possible Action the Escrow Agreement by and between the City of Montgomery and the Developer (“Mavis Southeast LLC”) and authorizing the Mayor to sign.

Recommendation

WGA recommends Council approve the Escrow Agreement as presented.

Discussion

The Escrow Agreement and supporting documents are attached.

A Developer (“Mavis Southeast LLC”) is proposing a Tire and Break shop on a 1.106-acre parcel of land to be located west of FM 2854, behind the CVS on the corner of SH 105 and FM 2854. The tract is located entirely within City limits and would not require annexation. The tract is platted and is zoned B-Commercial. No public utility extensions are needed for this site. A feasibility study would not be required for the proposed development. The Development of the site must comply with Chapters 78 and 98 of the City Code of Ordinances and all applicable development regulations in the Development Handbook and Design Criteria Manual.

The Escrow Agreement ensures that the cost of our city engineer’s review of the civil site plans are paid for by the Developer, not with city operating funds. The proposed development is allowed by right under the city’s zoning regulations, and WGA and staff recommend approval of the agreement.

Approved By

City Staff	Ruby Beaven	Date: 07/03/2025
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