



# City of Austin

## Recommendation for Action

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**File #: 25-0714, Agenda Item #: 55.**

5/8/2025

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### **Posting Language**

C14-2024-0107 - Manor Road Rezoning Rezone - Conduct a public hearing and approve an ordinance amending City Code Title 25 by rezoning property locally known as 2967 Manor Road (Boggy Creek and Tannehill Branch Watersheds). Applicant Request: To rezone from transit oriented development-neighborhood plan (TOD-NP) combining district zoning to general commercial services-density bonus 90-neighborhood plan (CS-DB90-NP) combining district zoning. Staff Recommendation: To grant general commercial services-density bonus 90-neighborhood plan (CS-DB90-NP) combining district zoning. Planning Commission Recommendation: To grant general commercial services-density bonus 90-neighborhood plan (CS-DB90-NP) combining district zoning, with no reduction of the ground floor commercial requirement. Owner: 2967 Manor AGV, LLC. Applicant: Thrower Design, LLC (Victoria Haase). City Staff: Jonathan Tomko, 512-974-1057.

### **Lead Department**

Planning Department.