



**AGENDA
REGULAR MEETING
PLANNING AND ZONING COMMISSION
APRIL 18, 2022
UTILITY COLLECTIONS, LARGE CONFERENCE ROOM
210 W. AVENUE C**

WORKSHOP – 4:00 P.M. – Utility Collections Conference Room

1. Discuss agenda items for the **April 18, 2022** Regular Planning and Zoning Commission meeting.

REGULAR MEETING – 5:00 P.M. – Utility Collections Conference Room

ROLL CALL

COMMISSION	STAFF
___ Kirk Latham, Chairman	___ Edwin Revell, Executive Director of Dev. Serv.
___ Louie Minor, Vice Chairman	___ Wallis Meshier, CNU-A, Director of Planning
___ Ramon Alvarez	___ Wynstan Larsen, Senior Planner
___ Sandra O'Brien	___ Kristina Strickland, Assistant Planner
___ Leo Gukeisen	___ Holli Clements, Esq., Deputy City Attorney
___ Randy Ploeckelmann	___ Andrew Zagars, P.E., City Engineer
___ Luvina Sabree	___ Paul Boyer, P.E., Development Engineer
___ Cyndi Rowe	___ David Hermosillo, Sr. CAD-GIS Technician
___ Bear Jones	

APPROVAL OF AGENDA

Consider approval of the agenda for the regular meeting of the Planning and Zoning Commission for **April 18, 2022**.

CITIZEN COMMENT

This section allows members of the public to address the Commission regarding any item(s), other than a public hearing item, on the agenda for the Commission's consideration. Each person shall sign up in advance, may speak only one time, and such address shall be limited to four (4) minutes. The Presiding Officer may allow a one (1) minute extension, if requested at the end of the original three (3) minute period. A majority vote of the Commission is required for any other time extensions.

CONSENT AGENDA

- CA-1** Consider minutes of the regular Planning and Zoning Commission Meeting of **April 4, 2022**.
- CA-2** Consider a request submitted by Joshua Welch on behalf of CP Summit Group, Lovred Wilson Mitchell Trust, Penelope McDonald & Ray Fread (**Case#22-015P**) for approval of a

Preliminary Plat, Mitchell Farm, being approximately 80.85 acres out of the J.H. Lewis Survey, Abstract No 0536, the J.W. Morton Survey, Abstract No. 0587, and the T. Arnold Survey, Abstract No. 0055. The property is located south of Prewitt Ranch Road and East of Clear Creek Road, Killeen, Texas.

PUBLIC HEARINGS

- PH-1** **HOLD** a public hearing and consider a request submitted by Donald Ray Myers on behalf of James Myers (**Case #Z22-19**) to rezone approximately 0.443 acres out of the Ernest Bridges Replat 3, Block 002, Lot 002, from “B-5” (Business District) to “B-C-1” (General Business and Alcohol Sales District). The property is addressed as 903 W. Rancier Avenue, Killeen, Texas.
- PH-2A** **HOLD** a public hearing and consider a request submitted by All County Surveying, Inc. on behalf of Joel Barton (**Case #FLUM 22-16**) to amend the Comprehensive Plan’s Future Land Use Map (FLUM) from an ‘Industrial’ (I) designation to a ‘General Commercial’ (GC) designation, being approximately 3.583 acres out of the Richard A. McGee Survey, Abstract No. 561. The property is locally addressed as 12176 S. Fort Hood Street, Killeen, Texas.
- PH-2B** **HOLD** a public hearing and consider a request submitted by All County Surveying, Inc. on behalf of Joel Barton (**Case #Z22-21**) to rezone approximately 3.583 acres out of the Richard A. McGee Survey, Abstract No. 561, from “A” (Agricultural District) and “B-3” (Local Business District) to “B-5” (Business District). The property is locally addressed as 12176 S. Fort Hood Street, Killeen, Texas.
- PH-3** **HOLD** a public hearing and consider a request submitted by Juli Bryan on behalf of Z-Modular, LLC (**Case #Z22-22**) to rezone approximately 16.038 acres out of the J. S. Wilder Survey, Abstract No. 912 from “B-3” (Local Business District) to “B-5” (Business District). The property is locally addressed as 4800 E. Rancier Avenue, Killeen, Texas.

COMMISSION AND STAFF ITEMS

1. Attendance Chart.

ADJOURNMENT

The next regularly scheduled meeting of the Planning and Zoning Commission is **May 2, 2022** at 5:00 p.m. in the Utility Collections Large Conference Room, 210 W. Avenue C, Killeen, Texas.

The public is hereby informed that notices for City of Killeen meetings will no longer distinguish between matters to be discussed in open or closed session of a meeting. This practice is in accordance with rulings by the Texas Attorney General that, under the Texas Open Meetings Act, the Planning and Zoning Commission may convene a closed session to discuss any matter listed on the agenda, without prior or further notice, if the matter is one that the Open Meetings Act allows to be discussed in a closed session.

AMERICANS WITH DISABILITIES ACT

This meeting is being conducted in accordance with the Texas Open Meetings Law [V.T.C.A.,

Planning and Zoning Commission Agenda

April 18, 2022

Government Code, § 551.001 et seq.]. This meeting is being conducted in accordance with the Americans with Disabilities Act [42 USC 12101 (1991)]. The facility is wheelchair accessible and handicap parking is available. Requests for sign interpretive services are available upon requests received at least 48 hours prior to the meeting. To make arrangements for those services, please call 254-501-7630, Planning and Development Services Department, or TDD 1-800-734-2989.

I certify that the above notice of meeting was posted on the bulletin boards at City Hall, the Police Department, and on the website of the City of Killeen, Texas on or before 4:00 p.m. on **April 14, 2022.**

Kristina Strickland
Assistant Planner