



CASE #FLUM 25-03:
'RM' TO 'RC'

PH-25-044

August 19, 2025

Case #FLUM25-03: 'RM' to 'RC'

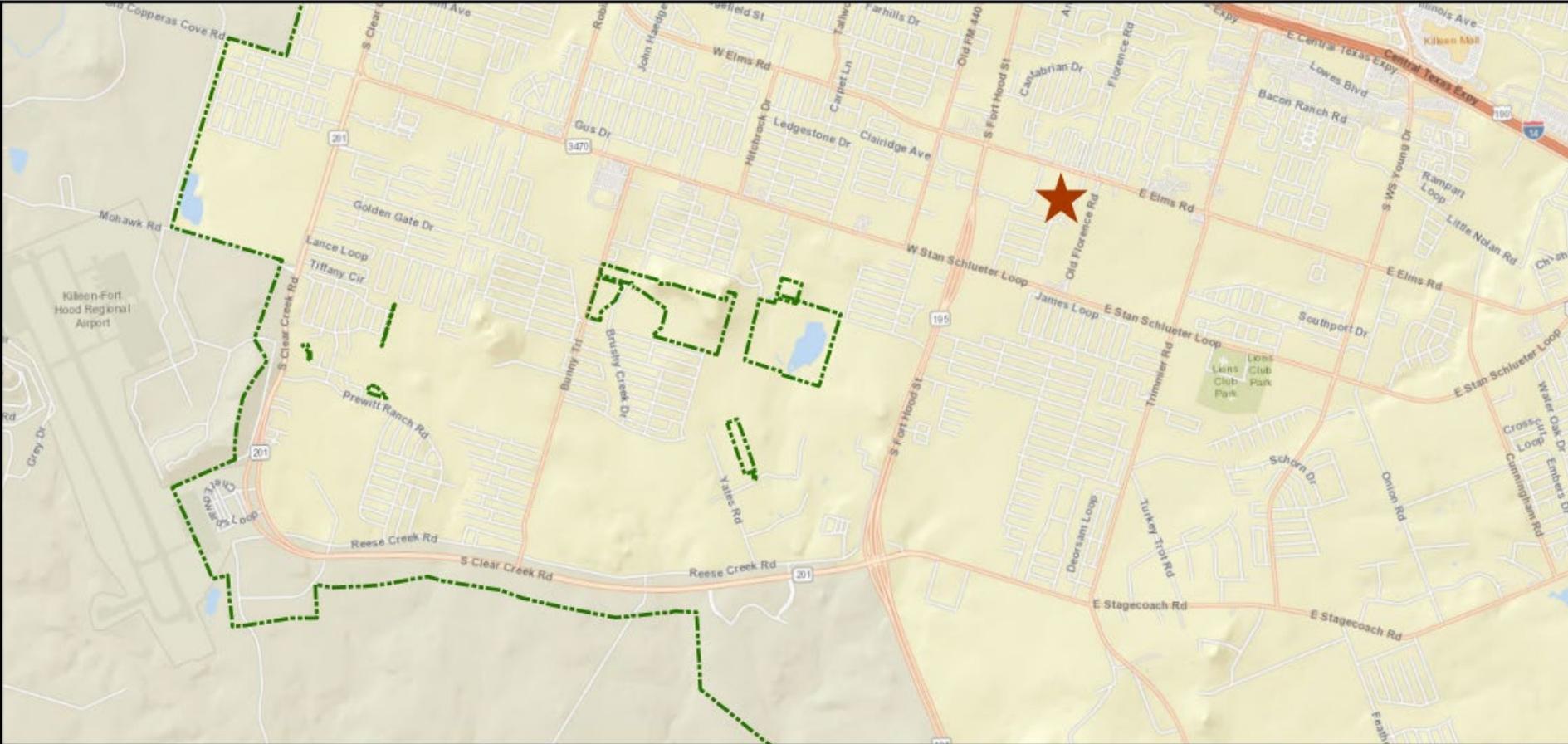
- Hold a public hearing and consider a request submitted by National Logistics Training Center Inc. on behalf of the Catholic Diocese of Austin (**FLUM#25-03**) to amend the Comprehensive Plan's Future Land Use Map (FLUM) from a 'Residential Mix' designation to a 'Regional Commercial' designation for approximately 13.7 acres out of the G. W. Farris Survey, Abstract No. 306.
- The subject properties are locally addressed as 108 and 110 West Elms Road, Killeen, Texas.

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- If approved, the applicant intends to submit a subsequent request to rezone the property from “R-1” (Single-Family Residential District) to “B-4” (Business District) in order to develop the property into a vocational trade school affiliated with Fort Hood.

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- The subject property is located within the 'Intended Growth' area on the Growth Sector Map and designated as 'Residential Mix' (RM) on the Future Land Use Map (FLUM) of the 2040 Comprehensive Plan.



LOCATION MAP

Case: FLUM AMENDMENT 2025-03

Council District: 3

FROM RM TO RC

Subject Property Legal Description: A0306BC G W FARRIS, 31, ACRES 11.201, A0306BC G W FARRIS, 31, ACRES 2.51
TOTAL ACRES 13.71

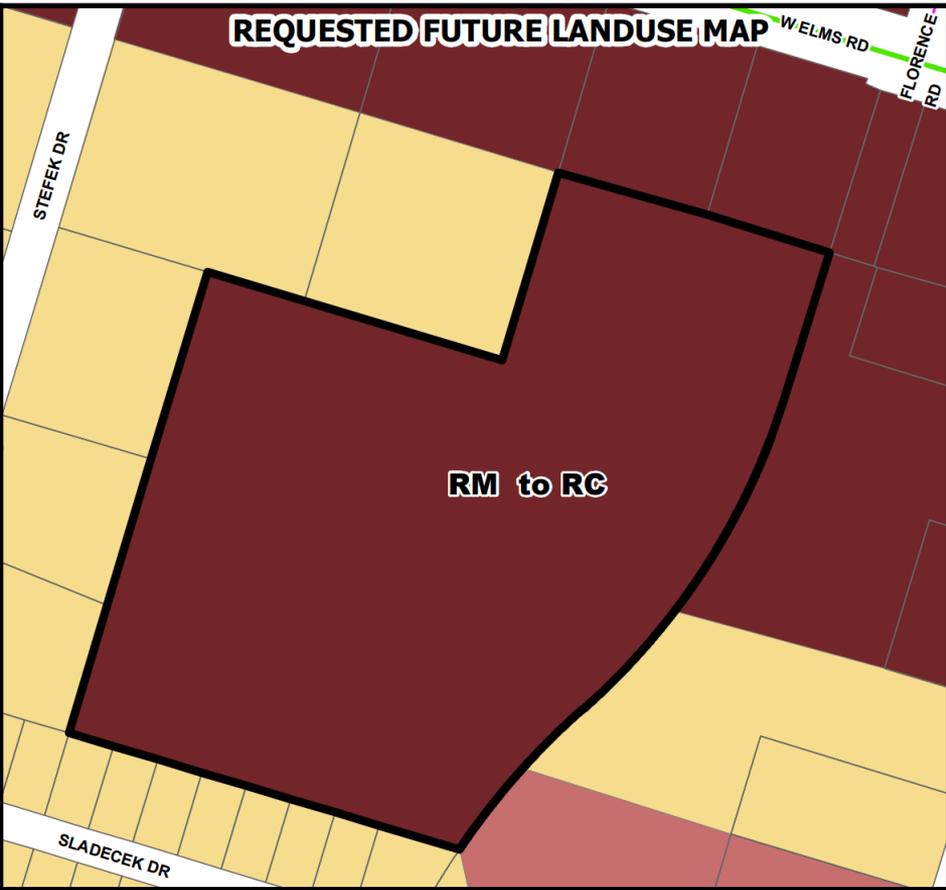
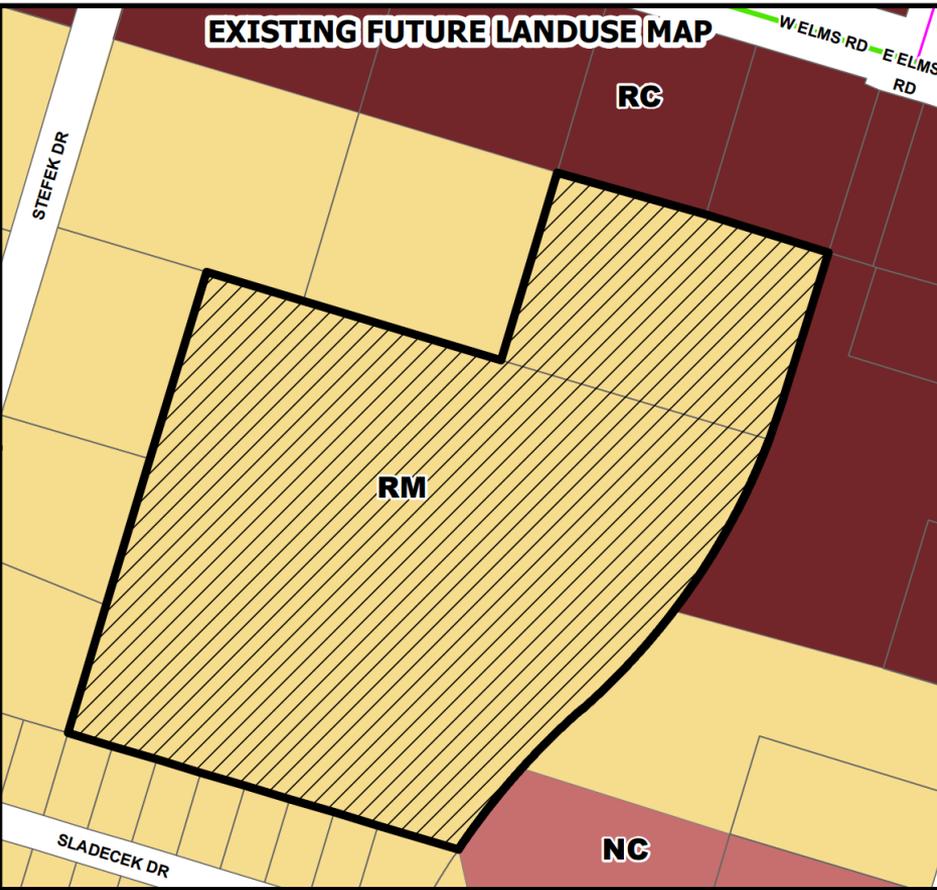
 **FLUM LOCATION**

1 inch = 4,167 feet
Date: 6/27/2025



EXISTING FUTURE LANDUSE MAP

REQUESTED FUTURE LANDUSE MAP



FUTURE LAND USE MAP

Case: FLUM AMENDMENT 2025-03

Council District: 3

FROM RM TO RC

Subject Property Legal Description: A0306BC G W FARRIS, 31, ACRES 11.201, A0306BC G W FARRIS, 31, ACRES 2.51
TOTAL ACRES 13.71

Future Land Use Legend

-  FLUM Case Location
-  Regional Commercial
-  Neighborhood Commercial
-  Residential Mix

1 inch = 271 feet
Date: 6/27/2025



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View of the subject property facing south:



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View from the subject property facing north across Elms Road:



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View from the subject property facing west on Elms Road:



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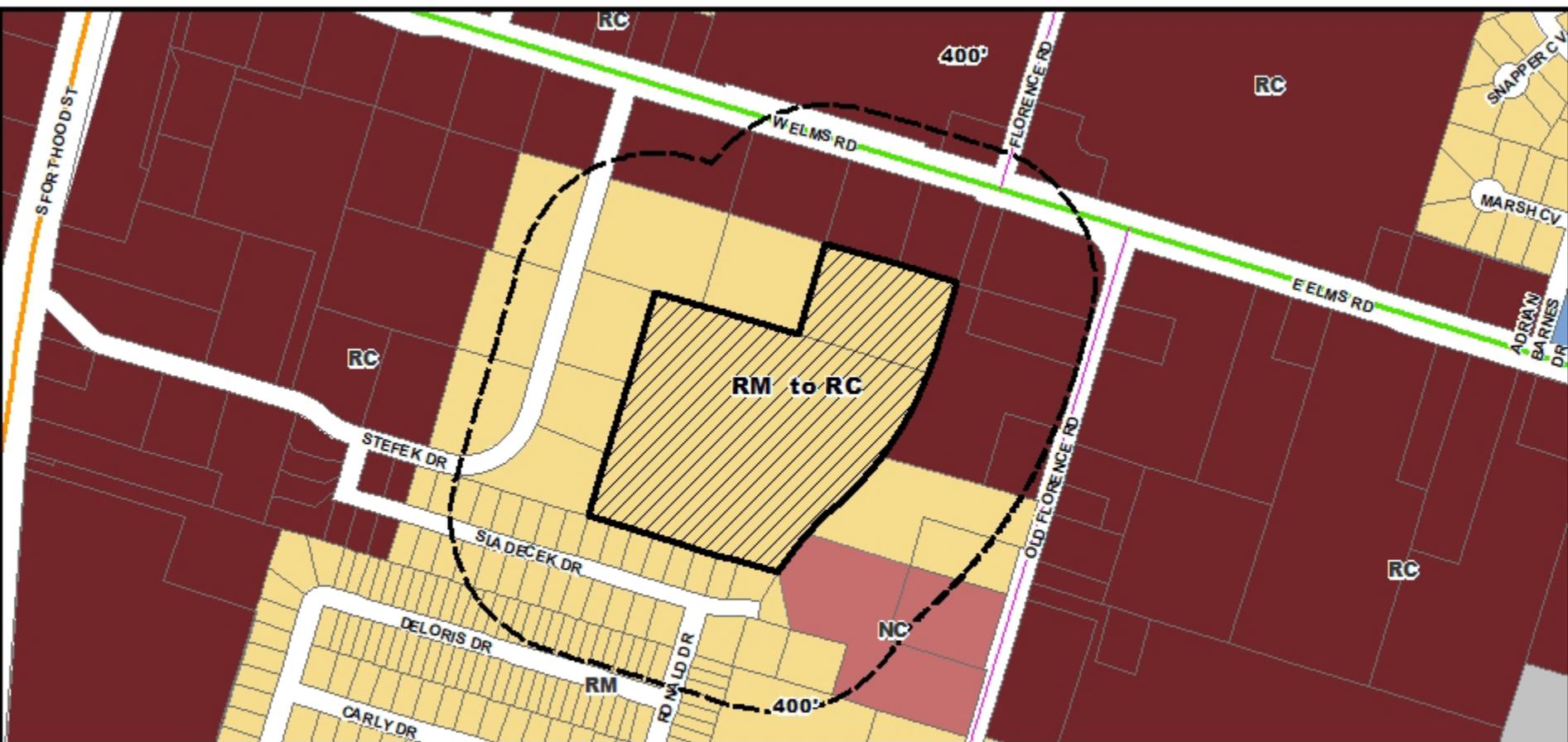
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View from the subject property facing east on Elms Road:



Public Notification

- Staff notified the owners of seventy-seven (77) surrounding properties regarding this request.
- To date, staff has received zero (0) written responses regarding this request.



NOTIFICATION MAP

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Council District: 3

FROM RM TO RC

Subject Property Legal Description: A0306BC G W FARRIS, 31, ACRES 11.201, A0306BC G W FARRIS, 31, ACRES 2.51
 TOTAL ACRES 13.71

Willamette City Limits	Minor Arterial, Existing	Industrial	Residential Mix
Will County Area	Principal Arterial, Existing	Neighborhood Commercial	
Collector, Existing	Campus	Regional Commercial	

Date: 6/27/2025



Staff Findings

- Staff finds that this request supports the City's goal of cultivating a more resilient and self-sustaining local economy and workforce, as outlined in implementation item G3 of the Killeen 2040 Comprehensive Plan.

Staff Recommendation

- Therefore, staff recommends approval of the applicant's request to amend the Future Land Use Map (FLUM) designation from 'Residential Mix' (RM) to a 'Regional Commercial' designation as presented.

Commission Recommendation

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- At their regular meeting on July 14, 2025, the Planning and Zoning Commission recommended approval of the applicant's request by a vote of 6 to 0.