

MINUTES
PLANNING AND ZONING COMMISSION MEETING
May 6, 2024
CASE # Z24-09
“R-1” to “R-2”

HOLD a public hearing and consider a request submitted by Lincoln Horse Properties TX, LLC (**Case #Z24-09**) to rezone Lot 11, Block 5, Marlboro Heights Revised from “R-1” (Single-Family Residential District) to “R-2” (Two-Family Residential District). The subject property is locally addressed as 905 Highland Avenue, Killeen, Texas.

Mr. Millard presented the staff report for this item. He stated that the purpose of this request is to change the zoning of the property to make it consistent with the current two-family residential land use. Mr. Millard explained that there is an existing duplex on the property, which is considered legal non-conforming.

The subject property is located within the ‘Neighborhood Infill’ sector on the Growth Sector Map of the Comprehensive Plan and is designated as ‘Residential Mix’ (RM) on the Future Land Use Map (FLUM).

Commissioner Gukeisen arrived to the meeting at 5:06 p.m.

Mr. Millard stated that staff finds the request is consistent with the Killeen 2040 Comprehensive Plan and is compatible with the character of the area. Therefore, staff recommended approval of the applicant’s request to rezone the property from “R-1” (Single-Family Residential) to “R-2” (Two-Family Residential District) as presented.

Ms. Tiffany Davis was present to represent the request.

Chairman Minor opened the public hearing at 5:09 p.m.

With no one wishing to speak, the public hearing was closed at 5:10 p.m.

Commissioner Wilson moved to recommend approval of the request as presented. Commissioner Gukeisen seconded, and the motion passed by a vote of 7 to 0.