

**MINUTES
PLANNING AND ZONING COMMISSION MEETING
JUNE 5, 2017**

**CASE #Z17-16
B-2 to B-4**

HOLD a public hearing and consider a request submitted by Alejandro N. Lopez, to rezone approximately two acres out of the John Essary Survey, Abstract No. 296, from “B-2” (Local Business District) to “B-4” (Business District) for an automotive hobby shop. The property is locally known as 3024 Old FM 440, Killeen, Texas.

Chairman Frederick requested staff comments.

City Planner, Tony McIlwain, stated that Mr. Lopez was present to represent his request. Mr. Lopez has an interested buyer and he is requesting the zoning change for an automotive hobby shop. The last zoning activity for this property occurred in 1986. Staff recommends approval of “B-4” (Business District) zoning for the property. The request is consistent with the Comprehensive Plan’s Future Land Use Map (FLUM).

The staff notified sixteen (16) surrounding property owners regarding this request.

Mr. Noel Lopez, 2289 Shirley Loop, Belton, Texas, was present to represent this request.

Chairman Frederick opened the public hearing. With no one requesting to speak, the public hearing was closed.

Commissioner McLaurin motioned to recommend approval of the request “B-4” (Business District). Vice Chair Dorroh seconded the motion. The motion passed by a vote of 6 to 0.

Chairman Frederick stated that this request will be forwarded to City Council with a recommendation to approve.