



ZONING CASE #Z17-19
“R-1” TO “B-3”

PH-17-039

September 5, 2017



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- The property is a rectangular tract consisting of 1.615 acres
- The property is currently zoned “R-1” and there has been no recent zoning activity for this site
- The property is located on the northwest corner of E. Stan Schlueter Loop (Principal Arterial) and Trimmier Rd. (Minor Arterial)

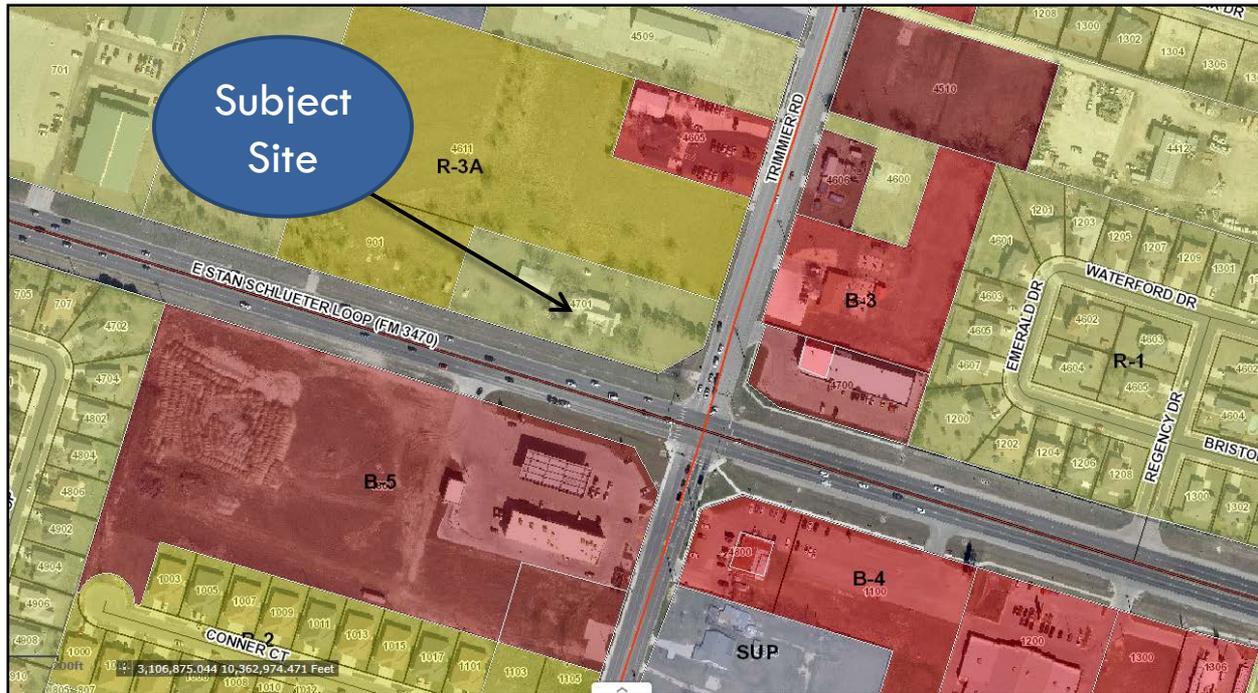


Exhibit 1. Zoning map

1.615 acre tract being locally known as 4701 Trimmier Road,
Killeen, Texas

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- ❑ The property is designated as ‘General Commercial’ (GC) on the Comprehensive Plan’s Future Land Use Map (FLUM); the zoning request is consistent with the FLUM
- ❑ Staff notified four surrounding property owners; no protests were received
- ❑ The Planning and Zoning Commission recommended approval (4 to 1 vote) of the request to rezone the entire 1.615 acres of from “R-1” to “B-3”