



QUINTERO ENGINEERING, LLC

CIVIL ENGINEERING • LAND SURVEYING • PLANNING • CONSTRUCTION MANAGEMENT

1501 W. STAN SCHLUETER LP., KILLEEN TEXAS (254) 493-9962

T.B.P.E. FIRM REGISTRATION NO.: 14709

T.B.P.L.S. FIRM REGISTRATION NO.: 10194110

June 13, 2024

City of Killeen – Planning & Development Services

Attn: Wallis Meshier

200 E. Avenue D, 2nd Floor

Killeen, Texas 76541

RE: Zoning Change Letter of Request –7003 E. Rancier Ave., Killeen

Dear Mrs. Meshier,

We, as the applicant, are submitting this letter of request for a zoning change on behalf of the property owner, for the property located at 7003 E. Rancier Ave. (BellCAD property ID 25466). The current Comprehensive Plan depicts this lot as Regional Commercial and the current Single-Family Residential District zoning is not consistent. The proposed B-3 rezoning request is consistent with the newly adopted Comprehensive plan. We believe this proposed change will not negatively impact the surrounding properties, but will complement the Rancier commercial corridor and the commercial developments located adjacent to our subject tract.

Should you need additional information or have any questions, please do not hesitate to contact our office at 254.493.9962 or me directly on my cell phone at 254.394.0034.

Sincerely,

Gorge J. Meza

Project Manager

Quintero Engineering, LLC