



City of Killeen

Agenda

City Council Workshop

Tuesday, May 21, 2019

City Hall
Council Chambers
101 N. College Street
Killeen, Texas 76541

IMMEDIATELY FOLLOWING SPECIAL CITY COUNCIL MEETING

Items for Discussion at Workshop

1. [DS-19-042](#) Discuss Agenda Items for the Regular City Council Meeting of May 28, 2019
2. [DS-19-043](#) Briefing - Hill Country Transit District Preliminary FY20 Budget & Services
Attachments: [Presentation](#)
3. [DS-19-044](#) Briefing: Overview of Drainage Rates
Attachments: [Presentation](#)

Items for Regular City Council Meeting of May 28, 2019

Minutes

4. [MN-19-010](#) Consider Minutes of Special City Council Meeting of May 7, 2019.
Attachments: [Minutes](#)
5. [MN-19-011](#) Consider Minutes of Regular City Council Meeting of May 14, 2019.
Attachments: [Minutes](#)

Resolutions

6. [RS-19-045](#) Consider a memorandum/resolution authorizing a professional service agreement with Transmap Corporation to determine the overall condition of the road network and provide a five (5) year maintenance strategy.
Attachments: [Staff Report](#)
[Quote](#)
[Agreement](#)
[Certificate of Interested Parties](#)
[Presentation](#)

7. [RS-19-046](#) Consider a memorandum/resolution authorizing the procurement of turnout gear for the Fire Department.
Attachments: [Staff Report](#)
[Quote](#)
[Certificate of Interested Parties](#)
[Presentation](#)
8. [RS-19-047](#) Consider a memorandum/resolution authorizing expenditures in excess of \$50,000 for Police Headquarters maintenance and repairs to The Brandt Companies, LLC. for the HVAC system.
Attachments: [Staff Report](#)
[Contract](#)
[Certificate of Interested Parties](#)
[Presentation](#)

Public Hearings

9. [PH-19-013A](#) HOLD a public hearing and consider an ordinance submitted by WBW Development and WBW Single Land Investment L.L.C. - Series 110, on behalf of the Atchison Family Revocable Trust and the Sheryl Anderson Yowell 1998 Trust (FLUM#19-03), to amend the Comprehensive Plan's Future Land Use Map (FLUM) from an 'Estate' designation to a 'General Residential' designation for approximately 169 acres. The property is located east of Yowell Ranch Phases Two and Three, Killeen, Texas.
Attachments: [Staff Report](#)
[FLUM Exhibit](#)
[Minutes](#)
[Ordinance](#)
[Presentation](#)
10. [PH-19-013B](#) HOLD a public hearing and consider an ordinance requested by WBW Development and WBW Single Land Investment, L.L.C. - Series 110, on behalf of the Atchison Family Revocable Trust and the Sheryl Anderson Yowell 1998 Trust (Case #Z19-04), to rezone approximately 169 acres out of the J.D. Allcorn Survey, Abstract No. 25, the S.D. Carothers Survey, Abstract No. 177 and the M.J. Pleasant Survey, Abstract No. 652, from "A" (Agricultural District) to a Planned Unit Development (P.U.D.) with "R-1" (Single-Family Residential District) uses. The property is generally located east of Yowell Ranch Phases Two and Three, Killeen, Texas. (Requires 3/4 majority vote)
Attachments: [Staff Report](#)
[Zoning and Notification Area Map](#)
[Location Map](#)
[Minutes](#)

[Ordinance](#)[P.U.D. Standards](#)[Concept Plan](#)[Ordinance](#)[Considerations](#)[Responses](#)[Protest Map](#)[Presentation](#)

11. [PH-19-014](#) HOLD a public hearing and consider an ordinance requested by Turley Associates, Inc. on behalf of Central Christian Church of Killeen (Case #Z19-07) to rezone approximately 4.72 acres out of the Nathan Halbert Survey, Abstract No. 389, from "R-1" (Single-Family Residential District) to "R-2" (Two-Family Residential District). The property is located on the north right-of-way of E. Mary Jane Drive and approximately 300 feet west of Trimmier Road, Killeen, Texas.

Attachments: [Staff Report](#)

[Zoning and Notification Area Map](#)[Location Map](#)[Minutes](#)[Ordinance](#)[Site Plan](#)[Considerations](#)[Responses](#)[Presentation](#)

12. [PH-19-015A](#) HOLD a public hearing and consider an ordinance requested by Quintero Engineering, L.L.C. on behalf of Andrea Weinstein (Case #FLUM19-04) to amend the Comprehensive Plan's Future Land Use Map (FLUM) from a 'General Commercial' designation to a 'General Residential' designation for approximately 5 acres out of the S.P.R.R. Co. Survey, Abstract No. 794. The property is addressed as 4402 Old FM 440, Killeen, Texas.

Attachments: [Staff Report](#)

[Current FLUM Map](#)[Location Map](#)[Minutes](#)[Ordinance](#)[Considerations](#)[Presentation](#)

13. [PH-19-015B](#) HOLD a public hearing and consider an ordinance requested by Quintero Engineering, L.L.C. on behalf of Andrea Weinstein (Case #Z19-08) to

rezone approximately 5 acres out of the S.P.R.R. Co. Survey, Abstract No. 794, from "B-3" (Local Business District) to "R-2" (Two-Family Residential District). The property is addressed as 4402 Old FM 440, Killeen, Texas.

Attachments: [Staff Report](#)

[Zoning and Notification Area Map](#)

[Location Map](#)

[Minutes](#)

[Ordinance](#)

[Considerations](#)

[Response](#)

[Presentation](#)

14. [PH-19-016](#) HOLD a public hearing and consider an ordinance requested by Mitchell & Associates, Inc. on behalf of Neimac, L.C. (Case #Z19-09) to rezone Lot 1, Block 1, Neimac Addition Phase Four, from "B-3" (Local Business District) to "B-4" (Business District). The property is addressed as 2502 W. Stan Schlueter Loop, Killeen, Texas.

Attachments: [Staff Report](#)

[Zoning and Notification Area Map](#)

[Location Map](#)

[Minutes](#)

[Ordinance](#)

[Considerations](#)

[Responses](#)

[Presentation](#)

Adjournment

I certify that the above notice of meeting was posted on the Internet and on the bulletin boards at Killeen City Hall and at the Killeen Police Department on or before 5:00 p.m. on May 17, 2019.

Lucy C. Aldrich, City Secretary

The public is hereby informed that notices for City of Killeen meetings will no longer distinguish between matters to be discussed in open or closed session of a meeting. This practice is in accordance with rulings by the Texas Attorney General that, under the Texas Open Meetings Act, the City Council may convene a closed session to discuss any matter listed on the agenda, without prior or further notice, if the matter is one that the Open Meetings Act allows to be discussed in a closed session..

This meeting is being conducted in accordance with the Texas Open Meetings Law [V.T.C.A., Government Code, § 551.001 et seq.]. This meeting is being conducted in accordance with the Americans with Disabilities Act [42 USC 12101 (1991)]. The facility is wheelchair accessible and handicap parking is available. Requests for sign

interpretive services are available upon requests received at least 48 hours prior to the meeting. To make arrangements for those services, please call 254-501-7700, City Manager's Office, or TDD 1-800-734-2989.

Notice of Meetings

The Mayor and/or City Council have been invited to attend and/or participate in the following meetings/conferences/events. Although a quorum of the members of the City Council may or may not be available to attend this meeting, this notice is being posted to meet the requirements of the Texas Open Meetings Act and subsequent opinions of the Texas Attorney General's Office. No official action will be taken by Council.

- *Education Celebration Luncheon, May 23, 2019, 11:30 a.m., Clements Teen Center*
- *VFW Post 9191 60th Anniversary of Service, June 1, 2019, 6:00 p.m., Club Hood*
- *Korean War Veterans Association Banquet, July 27, 2019, 5:00 p.m., Club Hood*

Dedicated Service -- Every Day, for Everyone!