

**MINUTES
PLANNING AND ZONING COMMISSION MEETING
JUNE 20, 2016**

**CASE #Z16-11
B-5 to R-2**

B. HOLD a public hearing and consider a request by Killeen BES, Ltd., Killeen EGS Property, Ltd, and Bentina Ltd. to rezone approximately 5.81 acres out of the Azra Webb Survey, Abstract No. 857, from “B-5” (Business District) to “R-2” (Two-Family Residential District). The property is located on the west side of Trimmier Road between Constellation Drive and Atlas Avenue, Killeen, Texas.

Chairman Frederick asked for staff comments

Senior Planner Charlotte Hitchman stated that this request is to rezone approximately 5.81 acres out of the Azra Webb Survey, Abstract No. 857, from “B-5” (Business District) to “R-2” (Two-Family Residential District). The applicant is rezoning the property to develop for duplex use. The property is located on the west side of Trimmier Road between Constellation Drive and Atlas Avenue, Killeen, Texas.

The staff notified thirty-four (34) surrounding property owners regarding this request. Staff has received one response in support.

Staff recommends approval of the request to change the zoning designation of the subject property to “R-2” (Two-Family Residential District).

Mr. Ben Purser, Killeen Engineering & Surveying, Ltd., 2901 E. Stan Schlueter Loop, Killeen, Texas was present to represent the case.

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

Commissioner Alvarez motioned to recommend approval of the request. Commissioner Beronio seconded the motion. The motion passed 5-1 with Commissioner Harkin in opposition.

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