

**PLANNING AND ZONING COMMISSION MEETING
MARCH 2, 2015**

**CASE #Z15-05
R-1 to B-5**

HOLD a public hearing and consider a request by Bellpass, Inc. to rezone approximately 0.6 acre, out of the T. Robinett Survey, Abstract No. 686 from R-1 (Single-Family Residential District) to B-5 (Business District). The property is located on the southeast corner of Granite Drive and Elms Road, Killeen, Texas.

Chairman Frederick requested staff comments.

Senior Planner Charlotte Humpherys, stated that Bellpas, Inc. submitted a request to rezone 0.6 acre out of the T. Robinett Survey, Abstract No. 686, from “R-1” (Single-Family Residential District) to “B-5” (Business District). The property is locally known as 3302 Granite Drive, Killeen, Texas.

Staff recommended approval of “B-5” (Business District) zoning for this property. Given the extension of W. Elms Road, this site has substantial potential to serve as a primary retail/commercial center for this area. This zoning request is also consistent with the adjacent “B-5” parcel to the east.

Mr. Bob Mitchell, Mitchell and Associates, Inc., 102 N. College, Killeen, 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 Cooper motioned to recommend approval of the requested zoning. Commissioner Dillard seconded the motion. The motion passed 8–0.

Chairman Frederick stated that this request will be forwarded to City Council, on March 24, 2015, with a recommendation to approve.