



City of Killeen

Agenda

City Council Workshop

Tuesday, August 2, 2022

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

IMMEDIATELY FOLLOWING SPECIAL CITY COUNCIL MEETING

Citizens Petitions

Comments should be limited to four minutes. A majority vote of the City Council is required for any time extensions.

1. [CP-22-015](#) Edmond Jones: Downtown Revitalization

Citizen Comments

This section allows members of the public to address the Council regarding any item(s), other than a public hearing item, on the agenda for Council's consideration. Each person shall sign up in advance, may speak only one time, and such address shall be limited to four (4) minutes. A majority of the City Council is required for any time extensions. The Mayor and Councilmembers shall have one (1) minute to respond to citizen comments with a statement or explanation without engaging in dialogue.

Discuss Items for Regular City Council Meeting

Minutes

2. [MN-22-020](#) Consider Minutes of Regular City Council Meeting of July 12, 2022.

Resolutions

3. [RS-22-098](#) Consider a memorandum/resolution approving fee increases for the Stonetree Golf Club. (Tabled from July 26, 2022 Regular City Council Meeting)
Attachments: [Presentation](#)
4. [RS-22-105](#) Consider a memorandum/resolution rescheduling the City Council meetings for October, November, and December 2022.
Attachments: [Current Meeting Schedule](#)
[Proposed Meeting Schedule](#)
[Presentation](#)
5. [RS-22-106](#) Consider and memorandum/resolution approving the submittal of a

Defense Economic Adjustment Assistance Grant application for the construction of the Bell County Water Control and Improvement District #1 Lake Belton Water Plant Power Resilience Project.

Attachments: [Presentation](#)

6. [RS-22-107](#) Consider a memorandum/resolution to declare the public purpose and approve the grant funding allocations for six nonprofit organizations with funding from the American Rescue Plan Act.

Attachments: [Presentation](#)

7. [RS-22-108](#) Consider a memorandum/resolution approving an election services contract with Bell County.

Attachments: [Contract](#)

[Presentation](#)

Ordinances

8. [OR-22-011](#) Consider an ordinance ordering a Special Election to be held on November 8, 2022.

Attachments: [Ordinance](#)

[Presentation](#)

Public Hearings (Public Hearings will be held August 9, 2022)

9. [PH-22-048](#) HOLD a public hearing and consider an ordinance requested by Republic Engineering & Development Services on behalf of the Sheryl Yowell Anderson 1998 Trust Et Al. (Case #Z22-24) to rezone approximately 390.72 acres out of the M. J. Pleasant Survey, Abstract No. 652 and the S. D. Carothers Survey, Abstract No. 177 from "A" (Agricultural District) to a Planned Unit Development (PUD) with "A-R1" (Agricultural Single-Family Residential District), "SR-1" (Suburban Residential Single-Family Residential District), "SR-2" (Suburban Residential Single-Family District), "SF-2" (Single-Family Residential District), "R-1" (Single-Family Residential District), "R-2" (Two-Family Residential District), and "B-5" (Business District) uses. The property is locally addressed as 4244 Stagecoach Road, Killeen, Texas.

Attachments: [Maps](#)

[Site Photos](#)

[Minutes](#)

[Ordinance](#)

[Letter of Request](#)

[PUD Features and Regulations](#)

[Concept Plan](#)

[Phasing Plan](#)

[Parks and Open Space Plan](#)
[Lot Dimentions and Street Sections](#)
[Proposed Amenities](#)
[Duplex Renderings](#)
[Tree Survey](#)
[Responses](#)
[Considerations](#)
[Presentation](#)

10. [PH-22-061](#) HOLD a public hearing and consider an ordinance requested by George and Cora Rodenbusch (Case #Z22-32) to rezone approximately 0.91 acres out of the Original Town of Killeen, Lots 3 and 4, Block 4 from “B-5” (Business District) to “B-C-1” (General Business and Alcohol Sales District). The property is locally addressed as 502 and 510 N. 8th Street, Killeen, Texas.

Attachments: [Maps](#)
[Site Photos](#)
[Minutes](#)
[Ordinance](#)
[Considerations](#)
[Letter of Request](#)
[Responses](#)
[Presentation](#)

11. [PH-22-062](#) HOLD a public hearing and consider an ordinance requested by Quintero Engineering, LLC on behalf of BFF Construction, LLC (Case #Z22-37) to rezone approximately 0.16 acres out of the John R. Smith Survey Abstract No. 797 from “B-3” (Local Business District) to “R-3F” (Multifamily Residential District). The property is locally addressed as 1015 N. 10th Street, Killeen, Texas.

Attachments: [Maps](#)
[Site Photos](#)
[Minutes](#)
[Ordinance](#)
[Considerations](#)
[Letter of Request](#)
[Presentation](#)

12. [PH-22-063](#) HOLD a public hearing and consider an ordinance requested by Grady Watson on behalf of Lowans Pilkey (Case #Z22-33) to rezone approximately 0.44 acres out of 13.16 acres from the A. Dickson Survey Abstract No. 0266 from “M-1” (Manufacturing District) to “R-MP” (Mobile Home and Travel Trailer Park). The property is locally addressed as 112 S.

38th Street, Killeen, Texas.

Attachments: [Maps](#)
[Site Photos](#)
[Minutes](#)
[Ordinance](#)
[Considerations](#)
[Letter of Request](#)
[Presentation](#)

13. [PH-22-064](#) HOLD a public hearing and consider an ordinance requested by Quintero Engineering on behalf of BFF Construction, LLC (Case #Z22-36) to rezone approximately 0.432 acres out of the John R. Smith Survey Abstract No. 797 from "B-3" (Local Business District) to "R-3F" (Multifamily Residential District). The property is locally addressed as 1200 and 1204 N. 8th Street, Killeen, Texas.

Attachments: [Maps](#)
[Site Photos](#)
[Minutes](#)
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[Presentation](#)

14. [PH-22-065](#) HOLD a public hearing and consider an ordinance amending Killeen Code of Ordinances Sec. 31-39 to expand the public notification requirements for Future Land Use Map amendment and zoning requests to four hundred (400) feet; and establishing a process and criteria for Future Land Use Map amendment requests.

Attachments: [Minutes](#)
[Ordinance](#)
[Presentation](#)

Items for Discussion at Workshop

15. [DS-22-099](#) Discuss Proposed FY23 Operating and CIP Budget
16. [DS-22-100](#) Discuss Family Day for City Employees
17. [DS-22-101](#) Discuss City Bid Process
- Attachments:** [Presentation](#)
18. [DS-22-102](#) Discuss Stagecoach Annexation (Donut Hole) Update
- Attachments:** [2018 Annexation Memorandum](#)

[Resolution 06-125R](#)

[Pre-Annexation Agreement](#)

[Ordinance 08-006 Annexation Plan](#)

[Ordinance 08-104 Land Use Plan](#)

[Presentation](#)

Future Agenda Items Requests

19. [RQ-22-028](#) Consent Agenda

Attachments: [Request](#)

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 July 27, 2022.

Laura J. Calcote, Interim 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.

- KISD School Safety Community Forum, July 27, 2022, 6:00 p.m., Eastern Hills Middle School
- Korean War Veterans Association Annual Banquet, July 30, 2022, 6:00 p.m., VFW 9192
- Chaparral High School Dedication Ceremony, August 4, 2022, 6:00 p.m., Chaparral High School
- Police Academy Graduation Ceremony, August 12, 2022, 10:00 a.m., Anderson

Campus Center

- *Chaparral High School First Day of School, August 15, 2022, 8:45 a.m., Chaparral High School*
- *Innovation Black Chamber Banquet, August 20, 2022, 6:00 p.m., Temple Cultural Center*
- *Killeen Chamber of Commerce Banquet, September 15, 2022, 6:00 p.m., Killeen Civic & Conference Center*

Dedicated Service -- Every Day, for Everyone!