

**MINUTES  
PLANNING AND ZONING COMMISSION MEETING  
NOVEMBER 1, 2021**

**CASE #Z21-28  
“B-3”, “R-3”, and “R-MH” to “B-5”**

**HOLD** a public hearing and consider a request submitted by Mitchell & Associates, Inc. on behalf of Fameco-Texas, L.L.C. (**Case #Z21-28**) to rezone approximately 1.523 acres out of the Cole Addition Survey, Abstract No. 797, being lots 7 and 8, from “B-3” (Local Business District), “R-3” (Multifamily Residential District), and “R-MH” (Residential Mobile Home District) to “B-5” (Business District). The property is addressed as 1300 and 1314 N. 8<sup>th</sup> St., Killeen, Texas.

Ms. Larsen briefed the Commission regarding the applicant’s request. She stated that staff recommends approval of the request as presented, as it is consistent with the Future Land Use Map and with the character of the area.

The applicant’s agent, Mr. Ace Reneau of Mitchell & Associates, Inc., was present to represent the case.

Chairman Latham opened the public hearing.

With no one wishing to speak, the public hearing was closed.

Commissioner Minor made a motion to approve the request as presented. Commissioner Gukeisen seconded, and the motion failed by a vote of 2 to 4 with Commissioners Alvarez, O’Brien, Ploeckelmann, and Sabree in opposition.

Commissioner Alvarez made a motion to table the item until February 7, 2022. Commissioner O’Brien seconded, and the motion failed by a vote of 3 to 4 with Commissioners Minor, Ploeckelmann and Gukeisen, and Latham in opposition.

Commissioner Ploeckelmann made a motion to recommend approval of “B-3” (Local Business District). Commissioner Minor seconded, and the motion passed by a vote of 5 to 1 with Commissioner Gukeisen in opposition.