

**MINUTES
PLANNING AND ZONING COMMISSION MEETING
AUGUST 6, 2018**

**CASE #Z18-15
“A”, “UD” to “R-1” & “UD” w/CUP FOR “R-1”**

B. HOLD a public hearing and consider a request submitted by Brandy Kelley on behalf of Joann Kelley to rezone approximately 79.37 acres from “A” (Agricultural District) to “R-1” (Single Family Residential) and 8.21 acres from “UD” (University District) to “UD” with a Conditional Use Permit (CUP) for “R-1” (Single-Family Residential) housing for a total of approximately 87.58 acres out of the M.T. Martin Survey, Abstract No. 963. The property is addressed as 9600 S. Fort Hood Street and 410 Tower Hill Lane, Killeen, Texas.

Vice Chair Purser requested staff comments.

Senior Planner, Wallis Meshier, stated that this request is for approximately 87 acres. She stated that the recommendation for the zoning request should follow the FLUM amendment recommendation. Staff recommended that the portion of the subject property that is between 950 feet and 1,500 feet east of State Highway 195 be changed from “UD” (University District) to “UD” (University District) with a “CUP” (Conditional Use Permit) for single-family residential use, and that the portion of the subject property that is 1,500 feet or more east of State Highway 195 be changed from “A” (Agricultural District) to “R-1” (Single-Family Residential District), with the exception of the 16-acre portion that is encumbered by the top of the hill.

Ms. Meshier states that staff notified twenty-three (23) surrounding property owners regarding this request, and received three (3) letters in support of the request.

Ms. Brandy Kelley, 9320 SH 195, Killeen, Texas, was present to represent this request.

Vice Chair opened the public hearing. With no one requesting to speak, the public hearing was closed.

Commissioner Dorroh motioned to recommend approval of approximately 9 acres from “UD” (University District) to “UD” (University District) with a “CUP” (Conditional Use Permit) for single-family residential use, approximately 62 acres from “A” (Agricultural District) to “R-1” (Single-Family Residential District), and approximately 16 acres to remain as “A” (Agricultural District), following the FLUM amendment recommendation. Commissioner Latham seconded, and the motion passed by a vote of 5 to 0.

Vice Chair Purser stated that the zoning case will be forwarded to City Council with a recommendation to approve.