



CASE #FLUM19-04 'GC' TO 'GR'

PH-19-015A

May 21, 2019

## CASE #: FLUM19-04 'GC' TO 'GR'

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- Andrea Weinstein submits this request to amend the Comprehensive Plan's Future Land Use Map (FLUM) from a 'General Commercial' designation to a 'General Residential' designation for 5 acres out of the S.P.R.R. Co. Survey, Abstract No. 794.
- The property is addressed as 4402 Old FM 440, Killeen, Texas.



# FLUM LOCATION MAP

Case: FLUM AMENDMENT 2019-04

Council District: 3

GENERAL COMMERCIAL TO GENERAL RESIDENTIAL

Subject Property Legal Description: A0794BC SP RR CO, ACRES 5.0

## FUTURE LANDUSE LOCATION MAP



FLUM LOCATION



1 inch = 3,333 feet

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The 'General Commercial' designation encourages the following development types:

- ❑ A wide range of commercial retail and service uses, at varying scales and intensities;
- ❑ Office (both large and/ or multi-story buildings and small-scale office uses);
- ❑ Public/ institutional; and
- ❑ Parks and public spaces.





#### FLUM Notification Plan

#### Case: FLUM AMENDMENT 2019-04

Council District: 3

FROM: GC TO GR

1 inch = 417 feet

Subject Property Legal Description: A0794BC SP RR CO, ACRES 5.0

#### FUTURE LANDUSE MAP



Killeen City Limits

Bell County Area

#### Legend



FLUM Case Location



1 inch = 417 feet

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If approved, the 'General Residential' designation encourages the following development types:

- ❑ Detached residential dwellings as a primary focus;
- ❑ Attached housing types subject to compatibility and open space standards;
- ❑ Planned developments; and
- ❑ Public/ institutional and Parks and public spaces.

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- The staff recommended disapproval of the FLUM request, however, the Planning and Zoning Commission recommended approval of amending the FLUM from 'General Commercial' to 'General Residential' by a vote of 3 to 2; Commissioner Alvarez recused himself from the item.