

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

PH-19-015A May 21, 2019

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

- 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

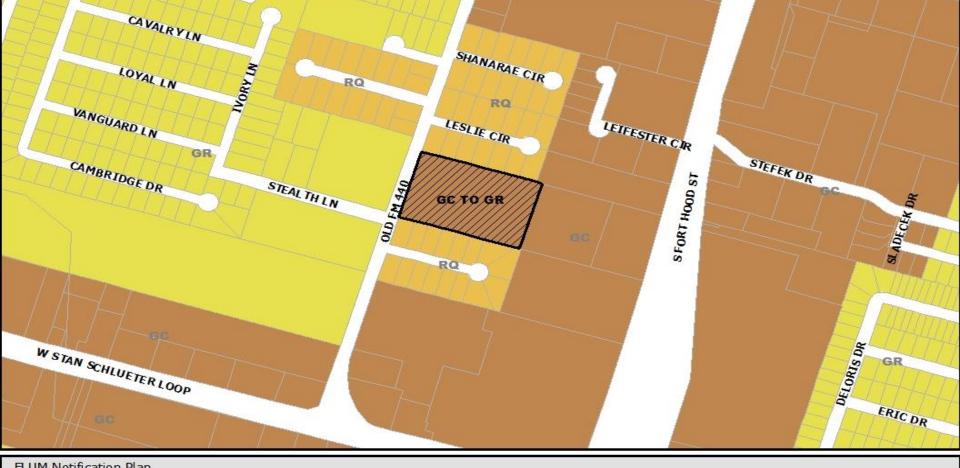
**FUTURE LANDUSE LOCATION MAP** 



W = E S 1 inch = 3,333 feet •

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

**FUTURE LANDUSE MAP** 





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.