



CASE #Z21-11: “A” TO “SR-1”

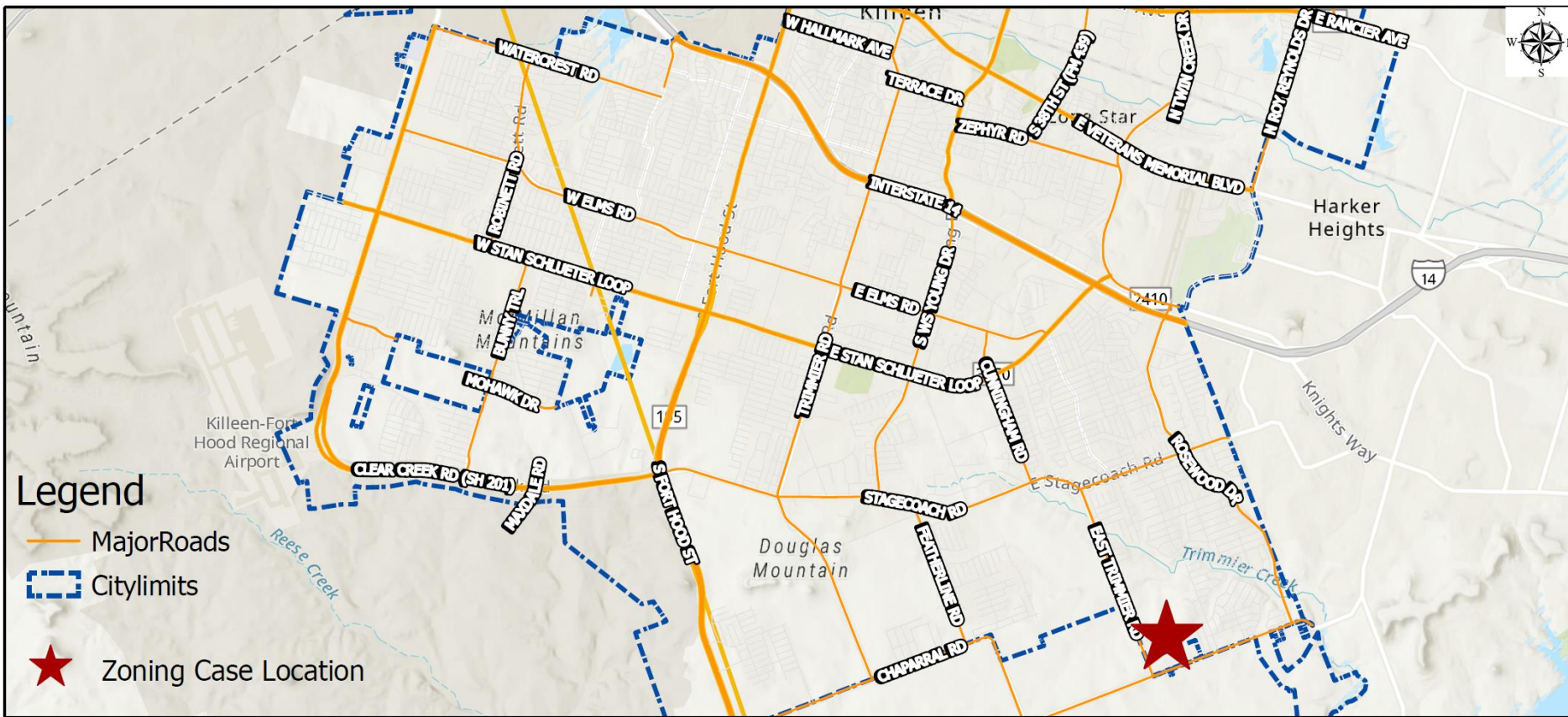
PH-21-029

June 15, 2021

Case #Z21-11 – “A” to “SR-1”

2

- ❑ **HOLD** a public hearing and consider a request submitted by Mitchell & Associates Inc. on behalf of James Herring (**Case #Z21-11**) to rezone 55.1 acres out of the W.E. Hall Survey, Abstract No. 1116, from “A” (Agriculture) to “SR-1” (Suburban Residential Single-Family Residential District). The property is generally located along the north right-of-way of Chapparral Road between James Herring Way and East Trimmier Road in Killeen, Texas.



Attachment #1

Council District: 2

1 inch = 7,674 feet

Subject Property Legal Description: A1116BC W E WALL, 1, (PT OF 100.060AC TR), ACRES 54.87

Zoning Map

Zoning Case 2021-11



Attachment #3
Council District: 3
1 inch = 545 feet
Subject Property Legal Description: A1116BC W E WALL, 1, (PT OF 100.060AC TR), ACRES 54.87

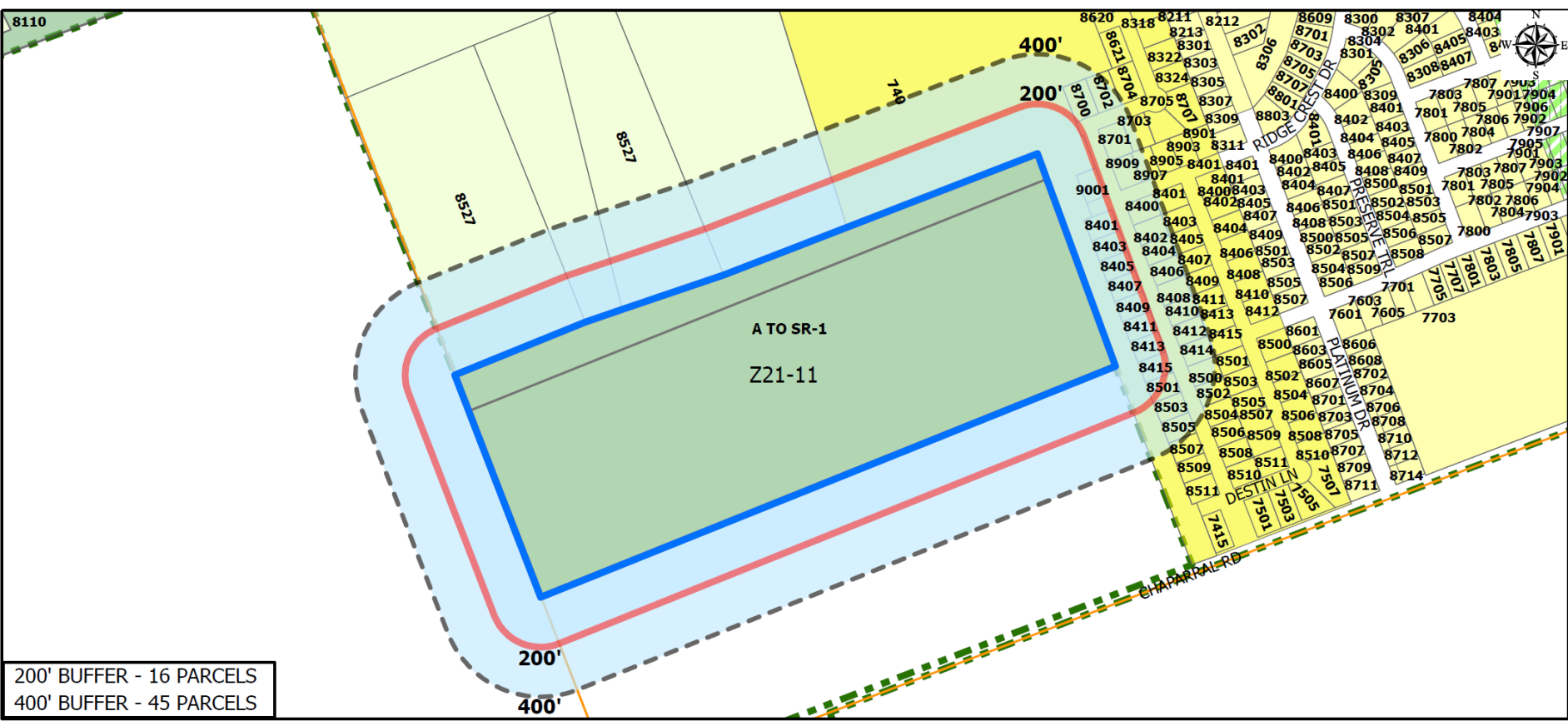
Zoning Map
Zoning Case 2021-11

- Legend
-  Citylimits
 -  Z21-11

Case #Z21-11 – “A” to “SR-1”

5

- ❑ If approved, the applicant intends to develop approximately one-hundred and twenty (120) single-family homes on the property.



200' BUFFER - 16 PARCELS
400' BUFFER - 45 PARCELS

Attachment #1

Council District: 2

1 inch = 647 feet

Subject Property Legal Description: A1116BC W E WALL, 1, (PT OF 100.060AC TR), ACRES 54.879

Zoning Map

Zoning Case 2021-11

Legend

Current Zoning	
	A
	A-R1
	PUD
	R-1
	SR-1

Case #Z21-11 – “A” to “SR-1”

7

- ❑ Staff notified forty-five (45) surrounding property owners within 400 feet this request.
- ❑ To date, staff has received no written responses in support or opposition.

Alternatives

8

- ❑ The City Council has two (2) alternatives. The Council may:
 - ▣ Disapprove the applicant's request; or
 - ▣ Approve the applicant's request.

Recommendations

9

- ❑ Staff recommends approval of the applicant's zoning request.
- ❑ At their meeting on June 8, 2021, the Planning & Zoning Commission recommended approval of the applicant's request by a vote of 5 to 0.