



**PLANNING & ZONING COMMISSION WORKSHOP & MEETING
THE CITY OF HARKER HEIGHTS
WEDNESDAY, MARCH 31, 2021 – 5:30 P.M.
VIA TELECONFERENCE**

Notice is hereby given that beginning at beginning at 5:30 P.M. on Wednesday, March 31, 2021, the Planning and Zoning Commission (P&Z) of the City of Harker Heights will hold a Workshop; then beginning 6:30 P.M. on Wednesday, March 31, 2021, the Planning and Zoning Commission (P&Z) will conduct a telephonic meeting in order to contain the spread of COVID-19 in accordance with Governor Abbott’s declaration of the COVID-19 public health threat and action to temporarily suspend certain provisions of the Texas Open Meetings Act issued on March 16, 2020. The subjects to be discussed are listed in the following agenda:

MEETING WORKSHOP

- I.** Convene Workshop at 5:30 P.M.
- II.** Presentations by Staff:
 - 1.** Receive & discuss update regarding the update to Section 4 of the Future Land Use Map.
- III.** Adjournment of Workshop.

MEETING AGENDA

- I.** **CALL TO ORDER** – Convene Regular Meeting of the Planning and Zoning Commission and establish a quorum.
- II.** **APPROVAL OF AGENDA** – Consider approval of the agenda for the regular meeting of the Planning and Zoning Commission for **March 31, 2021**.
- III.** **CONSENT AGENDA:**
 - 1.** Approval of Minutes from the Regular Planning and Zoning Meeting held on February 24, 2021.
- IV.** Report on City Council results from March 9, 2021 meeting.
- V.** Recognition of Affidavits for Conflict of Interest.
- VI.** **PUBLIC COMMENTS:**
 - 1.** At this time, comments will be taken from the audience on non-agenda related topics, for a length of time not to exceed three minutes per person. To address the Planning and Zoning Commission, please clearly state your name and address for the Planning & Development Administrative Assistant prior to making a comment.

No action may be taken by the Planning and Zoning Commission during Public Comments.

VII. PUBLIC HEARING:

1. **Z21-07** Conduct a public hearing to discuss and consider recommending an ordinance to change the zoning designation from PD-R (Planned Development Residential) to B-4 (Secondary and Highway Business District) on property described as Stonewall Ridge Phase I, Lot Tract A, (Future Development), Acres 1.466, generally located near the intersection of Nola Ruth Blvd. and Old Nolanville Road, Harker Heights, Bell County, Texas.
2. **Z21-08** Conduct a public hearing to discuss and consider recommending an ordinance to change the zoning designation from R-1 (One-Family Dwelling District) to R-2 (Two-Family Dwelling District) on property described as Valley View Second Ext, Block Seven (7), Lot Six (6), Acres 0.20, generally located at 122 E. Turnbo Road, Harker Heights, Bell County, Texas.
3. **Z21-09** Conduct a public hearing to discuss and consider recommending an ordinance to change the zoning designation from R-1 (One-Family Dwelling District) to R-1(M) (One Family Manufactured Home Dwelling District) on property described as Meadow Acres Retreat Addition AKA Retreat Addition, Lot Thirteen (13), Acres 0.16, generally located at 117 Bybee Ct, Harker Heights, Bell County, Texas.
4. **Z21-10** Conduct a public hearing to discuss and consider recommending an ordinance to change the zoning designation from R-1 (One-Family Dwelling District) to R-2 (Two-Family Dwelling District) on property described as Wildewood Acres, Block Seven (7), Lot Nine (9), & 10 foot strip adjacent on North, Acres 0.17, generally located at 917 Maplewood Drive, Harker Heights, Bell County, Texas.

VIII. NEW BUSINESS:

1. **CP21-05** Discuss and consider a request for Concept Plan referred to as The Hills of Stillhouse Hollow Phase Two (2) on property described as A0223BC W B Cross, 2-3, Acres 5.676, generally located east of 12965 E. Knights Way (E. FM 2410), Harker Heights, Bell County, Texas.
2. **P21-13** Discuss and consider a request for Preliminary Plat approval for the subdivision referred to as Abooha Toklo Phase Three, on property described as a 13.740 acre tract of land in Bell County, Texas, being part of the H.B. Littlefield Survey, Abstract No. 511, the land herein described being all of Lot eight (8), Block one (1), Amended plat of Marley Addition, an addition to the City of Harker Heights, Texas, being of record in Cabinet C, Slide 123-A, also being the remainder of Lot three (3), Block one (1), Abooha Toklo Addition, Phase One, generally located south of KISD Middle School #14, AKA Nolan Middle School, on properties between Pueblo and Warriors Path, Harker Heights, Bell County, Texas.

IX. REPORTS FROM COMMISSIONERS

X. STAFF COMMENTS

XI. ADJOURNMENT

I, the undersigned authority, do hereby certify that pursuant to the Texas Open Meetings Act, the above Notice of Meeting of the Planning and Zoning Commission of the City of Harker Heights, Texas, was posted at the Harker Heights Municipal Building, and the City of Harker Heights website which is readily accessible to the public at all times, by **10:00 A.M. on Friday, March 26, 2021**. Please contact the Planning and Development Department at (254) 953-5648 for further information.

Wilson Everett

Wilson Everett, Planning & Development Administrative Assistant

**The public may participate remotely in this meeting by dialing-in using:
United States (Toll Free): 1 877-309-2073 or 1-571-317-3129
Access Code: 115-550-293**

The public may participate remotely in this meeting from your computer, tablet, or smartphone by clicking on the link below:

<https://global.gotomeeting.com/join/115550293>

The public will be permitted to offer public comments telephonically as provided by the agenda. Written questions or comments may be submitted two hours before the meeting to the Planning and Development Department. When submitting your written questions or comments, you must include your Name and Address. Agenda packet and recording of the telephonic meeting will be posted on the City of Harker Heights website at www.harkerheights.gov
