



**NOTICE OF MEETING OF THE CITY COUNCIL OF THE  
CITY OF HARKER HEIGHTS, TEXAS**

Notice is hereby given that, beginning at 5:00 p.m. on Tuesday, February 8, 2022, and continuing from day to day thereafter if necessary, the City Council of the City of Harker Heights, Texas, will hold a meeting in the Kitty Young Council Chamber at 305 Miller's Crossing, Harker Heights, Texas 76548. The subjects to be discussed are listed in the following agenda:

**MEETING AGENDA**

**I. INVOCATION:**

**II. PLEDGE OF ALLEGIANCE:**

I Pledge Allegiance to the Flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

Honor the Texas Flag. I pledge allegiance to thee Texas; one State under God, one and indivisible.

**III. ROLL CALL:**

**IV. MAYORAL PROCLAMATIONS AND PRESENTATIONS:**

1. Proclamation declaring Marcus Maple, a "Bright Star of Central Texas".

**V. CONSENT ITEMS:**

1. Discuss and consider approving the minutes of the meeting held on January 25, 2022, and take the appropriate action.
2. Discuss and consider approving the amended minutes of the meeting held on December 14, 2021, and take the appropriate action. (City Secretary)

**VI. PRESENTATIONS BY CITIZENS:**

Citizens who desire to address the Council on any matter may do so during this item. Please understand that while the Council appreciates hearing your comments, State law (Texas Gov't Code §551.042) prohibits them from: (1) engaging in discussion other than providing a statement of specific factual information or reciting existing City policy, and (2) taking action other than directing Staff to place the matter on a future agenda. Please state your name and address for the record and limit your comments to three minutes.

**VII. PUBLIC HEARINGS:**

1. Conduct a Public Hearing to discuss and consider approving an amendment to the Conditions of Ordinance 2019-16, allowing for a Planned Development at property described as A0288BC, V.L. Evans, Woodlawn Mobile Home Park, acres 28.867, generally located at 101 N. Roy Reynolds Dr., Harker Heights, Bell County, Texas, and take the appropriate action. (Planning and Development Director)

2. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change zoning designation from R-1 (One Family Dwelling District) to B-1 (Office District) on property described as Forest Hills Addition, Block 016, Lot 0004, generally located at 203 E. Knight's Way (E. FM 2410), Harker Heights, Texas, and take the appropriate action. (Planning and Development Director)
3. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, changing zoning designation from B-4 (Secondary And Highway Business District) to R-2 (Two-Family Dwelling District) on property described as Kern Acres 2nd Extension & Revision, Block 003, Lot 0012, Property ID 11455, generally located at 106 W. Kathey Rd., Harker Heights, Bell County, Texas, and take the appropriate action. (Planning and Development Director)
4. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, changing the Land Use Designation from Community Center to Medium Density Residential on property described as Kern Acres 2nd Extension & Revision, Block 003, Lot 0012, Property ID 11455, generally located at 106 W. Kathey Rd., Harker Heights, Bell County, Texas, and take the appropriate action. (Planning and Development Director)
5. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change zoning designation from R-1 (One-Family Dwelling District) to R-2 (Two-Family Dwelling District) on property described as Kern Acres 2nd Extension & Revision, Block 003, Lot 0010, Property ID 11453, generally located at 110 W. Kathey Rd., Harker Heights, Bell County, Texas, and take the appropriate action. (Planning and Development Director)
6. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change Land Use Designation from Community Center to Medium Density Residential on property described as Kern Acres 2nd Extension & Revision, Block 003, Lot 0010, Property ID 11453, generally located at 110 W. Kathey Rd., Harker Heights, Bell County, Texas, and take the appropriate action. (Planning and Development Director)
7. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change the zoning designation from R-1 (One-Family Dwelling District) to R1-R (Rural One-Family Dwelling District) on property described as Lakeside Hills Section Two, Lot Tract 111, acres 10.06, Property ID #38147, generally located at 10485 Highview Drive, Harker Heights, Texas and locally known as 10485 Highview Drive, Belton, Texas, and take the appropriate action. (Planning and Development Director)
8. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change the zoning designation from R-1(M) (One-Family

Manufactured Home Dwelling District) to R-2 (Two-Family Dwelling District) on property described as Valley View Second Ext, Block 007, Lot 0003, Property ID #111315, generally located at 116 E. Turnbo Road, Harker Heights, TX, and take the appropriate action. (Planning and Development Director)

9. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, 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 001, Lot 0001, & 25' Strip ADJ on N, Property ID #60753 generally located at 901 Ramblewood Dr., Harker Heights, TX, and take the appropriate action. (Planning and Development Director)
  
10. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change zoning designation from R-1(M) (One-Family Manufactured Home Dwelling District) to R-2 (Two-Family Dwelling District) on property described as Wildewood Acres, Block 002, Lot 0002, & 10' Strip ADJ on S, Property ID #17693 generally located at 902 Ramblewood Dr., Harker Heights, TX, and take the appropriate action. (Planning and Development Director)
  
11. Conduct a Public Hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to change the zoning designation from R1-R (Rural One-Family Dwelling District) to R-1 (One-Family Dwelling District) on property described as a portion of A1049BC W H Russell, 2, acres 3.3, Property ID #424038 generally located at 3202 Comanche Gap Road, Harker Heights, Texas, and take the appropriate action. (Planning and Development Director)

#### VIII. **REGULAR BUSINESS:**

1. Discuss and consider approving a Minor Plat referred to as Dunyasha Place on property described as 5.806 Acres, situated in the W.H. Russell Survey, Abstract 1019, Bell County, Texas, embracing all of Lot 1, Block 1, Withers Way, an addition within the City of Harker Heights, Bell County, Texas, according to the Plat of Record in Plat Year 2016, Plat #20, Plat Records of Bell County, Texas, and embracing all of a Called 3.30 acre tract conveyed to Michael Withers and Dunyasha Withers in Document No. 2016-00036332, Official Public Records of Real Property, Bell County, Texas and take the appropriate action. (Planning and Development Director)
  
2. Discuss and consider approving a Preliminary Plat referred to as Becca Ramos Addition, on property described as a 12.768 acre tract of land out of the Uriah Hunt Survey, Abstract No. 401, Bell County, Texas, Being that Tract of Land Conveyed to Donna Wham as recorded in Instrument No. 2020-068934, Official Public Records of Bell County, Texas and take the appropriate action. (Planning and Development Director)
  
3. Discuss and consider approving a Preliminary Plat referred to as Freedom Park Subdivision Phase 2, on property described as a 2.488 acre tract of land situated in the Vincent L. Evans Survey, Abstract No. 288, in Bell County, Texas, Being all of Lots 1-5 in Block Three of Kern

Terrace Extension 2 as recorded in Cabinet A, Slide 225A of the Plat Records of Bell County, Texas and also being a part of a 51.161 acre tract, designated as Tract One in a Deed to Roy Reynolds Estates, LLC in Document #2019-2238 of the Official Public Records of Bell County, Texas, save and except Lot One (1), Block A, Lot Nine (9), Block B and Lot Eight (8), Block A, Freedom Park Subdivision, Phase 1, Harker Heights, Bell County, Texas, Plat of Record filed in Instrument Number 2020069308, Official Public Record of Real Property of Bell County, Texas, and take the appropriate action. (Planning and Development Director)

4. Discuss and consider approving a Final Plat referred to as Freedom Park Subdivision Phase 2, on property described as a 2.488 acre tract of land situated in the Vincent L. Evans Survey, Abstract No. 288, in Bell County, Texas, being all of Lots 1-5 in Block Three of Kern Terrace Extension 2 as recorded in Cabinet A, Slide 225A of the Plat Records of Bell County, Texas and also being a part of a 51.161 Acre Tract, designated as Tract One in a Deed to Roy Reynolds Estates, LLC in Document #2019-2238 of the Official Public Records of Bell County, Texas, save and except Lot One (1), Block A, Lot Nine (9), Block B and Lot Eight (8), Block A, Freedom Park Subdivision, Phase 1, Harker Heights, Bell County, Texas, Plat of Record filed in Instrument Number 2020069308, Official Public Record of Real Property of Bell County, Texas and take the appropriate action. (Planning and Development Director)
5. Discuss and consider approving a Resolution of the City Council of the City of Harker Heights, Texas, awarding a contract for the FM 3481 Sidewalk Improvements (Prospector Trail to Vineyard Trail) Project in the amount of \$509,090.00 to Choice Builders, LLC, and take the appropriate action. (Public Works Director)
6. Receive and discuss the City Manager's Report. (City Manager)

**IX. ITEMS FROM COUNCIL AND ANNOUNCEMENTS:**

1. Councilmember closing statements.
2. Updates and announcements from the Mayor.

**X. ADJOURNMENT:**

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Harker Heights, Texas, a place readily accessible to the general public at all times, on the 4th day of February 2022 by 5:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Julie Helsham  
City Secretary

*This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 254-953-5600, or FAX 254-953-5614, or email [jhelsham@harkerheights.gov](mailto:jhelsham@harkerheights.gov) for further information.*

*Pursuant to Chapter 551 of the Government Code the City Council reserves the right to go into Closed Meeting on any item listed above if deemed necessary.*

*Note: On occasion the City Council may consider agenda items out of order.*