

RESOLUTION NO. 4919

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF KELLER, TEXAS, APPROVING A SITE PLAN WITH ONE VARIANCE FOR A 1.33-ACRE LOT, LOCATED APPROXIMATELY 240 FEET NORTHEAST OF THE KELLER PARKWAY AND CINDY STREET NORTH INTERSECTION, LEGALLY DESCRIBED AS LOT 1, BLOCK A OF THE RHIMA SHOPS ADDITION AND ADDRESSED 525 KELLER PARKWAY, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS.

WHEREAS, S&B Fencing, Applicant, and NSL Property Holdings, Owner, submitted a Site Plan application with one variance (SITE-2503-0004); and

WHEREAS, the variance requested is related to the existing eight-foot tall wood and iron fence on the property; and

WHEREAS, the Site Plan, even with variances, does not require public hearings per the Unified Development Code (UDC); and

WHEREAS, the Planning and Zoning Commission considered the proposed Site Plan with one variance on April 8, 2025 and recommended approval of the proposed request by a vote of 4-3; and

WHEREAS, the City Council does find that the request meets the intent of the Unified Development Code (UDC);

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS:

Section 1: THAT, the above findings are hereby found to be true and correct and are incorporated herein in their entirety.

Section 2: THAT, a Site Plan for a 1.33-acre lot, located approximately 240 feet northeast of the Keller Parkway and Cindy Street North intersection, legally described as Lot 1, Block A of the Rhima Shops Addition and addressed 525 Keller Parkway and attached hereto as Exhibit "A" is approved with a variance to allow a wooden fence in a non-residential zoning district and with the following condition:

1. City Council approval is valid for a period of three (3) years, concluding on May 6, 2028, at which time the property owner shall be required to request reapproval from City Council via the Site Plan approval process.

AND IT IS SO RESOLVED.

Passed by a vote of 5 to 0 on this the 6th day of May 2025.

CITY OF KELLER, TEXAS

BY: _____
Armin R. Mizani, Mayor

ATTEST:

Kelly Ballard, City Secretary

Approved as to Form and Legality:

L. Stanton Lowry, City Attorney