



**City of Keller**  
**Planning & Zoning Commission**  
**Agenda**

Keller Town Hall  
1100 Bear Creek Parkway  
Keller, TX 76248  
817-743-4000  
www.cityofkeller.com

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Tuesday, March 8, 2022

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**PRE-MEETING BRIEFING 6:30 P.M.**

**A. CALL TO ORDER - Chairperson Gary Ponder**

**B. ADMINISTRATIVE COMMENTS**

1. [Briefing regarding City Council action on Tuesday, March 1, 2022.](#)
2. [Reminder: Reschedule of the March 22, 2022, Planning and Zoning Commission meeting to March 29, 2022.](#)

**C. DISCUSS AND REVIEW AGENDA ITEMS**

**D. ADJOURN**

**REGULAR MEETING 7:00 P.M.**

**A. CALL TO ORDER – Chairperson Gary Ponder**

**B. PLEDGE OF ALLEGIANCE**

1. Pledge to the United States Flag
2. Pledge to the Texas Flag - "Honor the Texas Flag: I pledge allegiance to Thee, Texas, one State under God, one and indivisible."

**C. PERSONS TO BE HEARD**

This is a time for the public to address the Board/Commission on any subject. However, the Texas Open Meetings Act prohibits the Board/Commission from discussing issues which the public has not been given seventy-two (72) hours' notice. Issues raised may be referred to City Staff for research and possible future action.

**D. OLD BUSINESS**

1. [Consider a request for two Specific Use Permits \(SUPs\) for Dutch Bros, a proposed 1,270 square-foot restaurant with drive-thru \(including a 320 square-foot covered patio with no patio seating and no interior seating\), on an approximately 1-acre tract of land, located on the north side of Keller Parkway \(F.M. 1709\), approximately 150 feet northwest of Country Brook Drive and Keller Parkway \(F.M. 1709\) intersection, at 1241 Keller Parkway, being a portion of Tract 2E out of the Pamela Allen Survey, Abstract No. 28, and zoned Town Center \(TC\). Greenway-Keller, L.P., Owner. BB Holdings TX LLP., Applicant. \(SUP-22-0001\)](#)

**Attachments:** [Maps](#)  
[Staff Attachment A - Application and narrative](#)  
[Staff Attachment B - Proposed elevations and conceptual plan](#)  
[Staff Attachment C - Establishment Map](#)  
[Staff Attachment D - Opposition email.msg](#)

## E. NEW BUSINESS

1. [Consider the Minutes for the February 8, 2022, Planning and Zoning Commission Meeting.](#)

**Attachments:** [February 8 2022 - PZ Minutes](#)

2. [Consider the Minutes for the February 22, 2022, Planning and Zoning Commission Meeting.](#)

**Attachments:** [February 22 2022 - PZ Minutes](#)

3. [PUBLIC HEARING: Consider a recommendation for an amendment to the City of Keller Unified Development Code \(UDC\), adopted by Ordinance No. 1746 dated July 7, 2015, by amending Article 3 - Definitions and Article 8 - Zoning Districts, Development Standards, Tree Preservation, related to food trucks, food courts and mobile vendors; authorizing publication; provide for penalties; and establishing an effective date. City of Keller, applicant. \(UDC-22-0001\)](#)

**Attachments:** [030822 Food Truck Ordinance Exhibit A](#)

## F. ADJOURN

**CITY OF KELLER  
MISSION STATEMENT**

*We commit to preserving a safe, informed and vibrant community of quality neighborhoods, thriving businesses and natural beauty by setting the standard for municipal engagement, collaboration, service and innovation.*

**CERTIFICATE**

*I hereby certify that the above notice is posted, per the Open Meetings Law, Texas Government Code, Chapter 551, on the official bulletin board at Keller Town Hall, 1100 Bear Creek Parkway, on Friday, March 4, 2022 at 5:00 P.M.*

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Julie Smith, Director of Community Development

***Persons with disabilities who plan to attend this public meeting and who may need auxiliary aid or services are requested to contact the ADA Coordinator 48 hours in advance, at 817-743-4041, and reasonable accommodations will be made for assistance.***