



**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, February 25, 2025

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

**A. CALL TO ORDER - Chairman Paul Alvarado**

**B. ADMINISTRATIVE COMMENTS**

1. [Briefing regarding City Council action on February 18, 2025.](#)

**C. DISCUSS AND REVIEW AGENDA ITEMS**

**D. ADJOURN**

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

**A. CALL TO ORDER – Chairman Paul Alvarado**

**B. PLEDGES TO THE FLAGS**

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 Commission on any subject. However, the Texas Open Meetings Act prohibits the 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. Each speaker will be allowed three (3) minutes to speak.

**D. NEW BUSINESS**

1. [Consider a request for a Final Plat for Lot 4R, Block A of Martins Subdivision, located approximately 1,200 feet southeast from the intersection of Wall-Price Keller Road and U.S. Hwy. 377, being a replat of Lot 4, Block A of Martins Subdivision, a proposed 2.568-acre non-residential lot and a portion of Rapp Road, a variable width right-of-way to be abandoned by this plat, zoned Commercial \(C\), and addressed 1271 South Main Street. Praveen Nagunoori, Owner/Applicant. \(PLAT-2501-0002\)](#)

2. PUBLIC HEARING: Consider a request for Specific Use Permit (SUP) for an 800 square-foot detached carport, on 2.96 acres, located on the east side of Norma Lane, approximately 185 feet from the intersection of Norma Lane and Johnson Road, legally described as Lot 2A, Block 2 of Harvels Addition, zoned Single-Family 36,000 square-foot lot size or greater (SF-36) and addressed 608 Norma Lane. Brian Morovitz, Owner/Applicant. (SUP-2501-0006)
3. PUBLIC HEARING: Consider a zoning change request from Single-Family Residential 36,000 square-foot lots (SF-36) to Single-Family Residential 30,000 square-foot lots (SF-30) for 7.2 acres, located approximately 900 feet northwest of the Indian Knoll Trail and Shady Grove Road intersection, legally described as Tracts 1F and 1A02C, Abstract 1209 of the Thomas Peck Survey, zoned Single-Family 36,000 minimum square-foot lots (SF-36), and addressed 8660 Clara Lane and 8733 Indian Knoll Trail. William Solomon, Suma Monde Kapital Partners, Applicant. Charles H. Talley, Owner. (ZONE-2501-0003)
4. PUBLIC HEARING: Consider a request for a Future Land Use Plan (FLUP) amendment from Low-Density Single Family 36,000 square-foot lots and above (LD-SF) to Medium-Density Single Family - 15,000 to 35,999 square-foot lots (MD-SF) for 7.2 acres, located approximately 900 feet northwest of the Indian Knoll Trail and Shady Grove Road intersection, legally described as Tracts 1F and 1A02C, Abstract 1209 of the Thomas Peck Survey, zoned Single-Family 36,000 minimum square-foot lots (SF-36), and addressed 8660 Clara Lane and 8733 Indian Knoll Trail. William Solomon, Suma Monde Kapital Partners, Applicant. Charles H. Talley, Owner. (PA-2501-0001)

## **E. 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 Thursday, February 20, 2025 at 5:00 P.M.*

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Sarah Hensley, 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.***