



# City of Keller City Council Agenda

Keller Town Hall  
1100 Bear Creek Parkway  
Keller, TX 76248  
817-743-4000  
[www.cityofkeller.com](http://www.cityofkeller.com)

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Tuesday, August 19, 2025

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## **PRE-COUNCIL MEETING 5:00 P.M.**

### **A. CALL TO ORDER - Mayor Armin R. Mizani**

### **B. DISCUSS AND REVIEW AGENDA ITEMS**

### **C. EXECUTIVE SESSION**

1. Section 551.074, Texas Government Code - Personnel Matters. (1) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee;
  - a. [City Secretary Performance Evaluation](#)
2. Adjourn into Open Meeting.
3. Action on Executive Session Item 1a. if necessary.

### **D. WORK SESSION**

1. [Discuss construction at the Keller Sports Park and the User Agreement.](#)
2. [Capital Improvement Projects Update](#)
3. [Legislative Update](#)

### **E. ADJOURN**

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

### **A. CALL TO ORDER – Mayor Armin R. Mizani**

### **B. INVOCATION**

### **C. 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."

### **D. PROCLAMATIONS & PRESENTATIONS**

### **E. PERSONS TO BE HEARD**

This is a time for the public to address the City Council on any subject. However, the Texas Open Meetings Act prohibits the City Council 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.

## F. CONSENT

1. [Consider approval of the Minutes of the Tuesday, July 15, 2025 Regular City Council Meeting.](#)

**Attachments:**     [071525 Minutes.pdf](#)

2. [Consider approval of the Minutes of the Tuesday, August 5, 2025 Regular City Council Meeting.](#)

**Attachments:**     [080525 Minutes.pdf](#)

3. [Consider a resolution approving FY 2025-26 vehicle replacement purchases from Volvo & Mack Trucks of Waco, of Hewitt, Texas, through the Buyboard Purchasing Cooperative, and authorizing the City Manager to execute all related purchasing documents on behalf of the City of Keller, Texas.](#)

**Attachments:**     [081925 DumpTrucks Resolution](#)  
                              [081925 DumpTrucks Bid Sheet](#)  
                              [081925 DumpTrucks StaffAttachment](#)

4. [Consider a resolution approving the FY 2025-26 purchase of a replacement backhoe from Associated Supply Company, Inc., of Euless, Texas, through the Buyboard Purchasing Cooperative and authorizing the City Manager to execute all related purchase documents on behalf of the City of Keller, Texas.](#)

**Attachments:**     [081925 Backhoe Resolution](#)  
                              [081925 Backhoe StaffAttachment](#)  
                              [081925 Backhoe Bid sheet](#)

5. [Consider a resolution awarding a construction contract for the Keller Service Center Sanitary Sewer Relocation project to RNO Construction, LLC and authorizing the City Manager to execute all related documents on behalf of the City of Keller, Texas.](#)

**Attachments:**     [081925 SewerReplacement Resolution](#)  
                              [081925 SewerReplacement DraftContract](#)  
                              [081925 SewerReplacement Map](#)  
                              [081925 SewerReplacement StaffAttachment](#)  
                              [081925 SewerReplacement BidTab](#)

## G. OLD BUSINESS

1. [Consider an ordinance approving a Specific Use Permit \(SUP\) for an automobile electric charging station, on approximately 11.96 acres, located on the southeastern corner of the intersection of Keller Parkway and Rufe Snow Drive, legally described as Lot 1R, Block A of the Keller Town Center Addition, zoned Town Center \(TC\) and addressed 1000 Keller](#)

Parkway. Meghan Youngbar, Applicant. Regency Centers LP, Owner. (SUP-2505-0019)

**Attachments:**    [081925\\_1000 Keller Parkway SUP Ordinance](#)  
[081925\\_1000 Keller Parkway SUP Applicant Packet](#)  
[081925\\_1000 Keller Parkway SUP Maps](#)  
[081925\\_1000 Keller Parkway SUP Public Opinion](#)  
[Item G-1 - 1000 Keller Parkway SUP CC.pdf](#)

## H. NEW BUSINESS

1. PUBLIC HEARING: Consider an ordinance approving a Specific Use Permit (SUP) for an approximately 1,967 square-foot accessory structure, on approximately 0.81 acres, located on the south side of Fawkes Lane, approximately 209 feet southwest from the intersection of Randoll Mill Avenue and Fawkes Lane, legally described as Lot 1, Block A of the Fawkes Addition, zoned Single-Family 20,000 square-foot lot size or greater (SF-20) and addressed 2510 Fawkes Lane. Cambium Builders, LLC, Applicant. Mark and Samuela Bean, Owners. (SUP-2506-0026)

**Attachments:**    [081925\\_2510 Fawkes Ln SUP Ordinance](#)  
[081925\\_2150 Fawkes Ln SUP Maps](#)  
[081925\\_2150 Fawkes Ln SUP Applicant packet](#)  
[Item H-1 - 2510 Fawkes Lane SUP CC.pdf](#)

2. Consider a resolution approving a Site Plan Amendment for Summer Moon Coffee, located in an existing 7,733 square-foot building on the west side of Town Center Lane, on the property legally described as Lot 1R, Block A, Keller Town Center Addition, approximately 228 feet southeast of the Keller Parkway and Town Center Lane intersection, zoned Town Center (TC) and addressed as 1004 Keller Parkway, Suite 104. Ian Rehmet, Applicant. Regency Centers LP, Owner. (SITE-2506-0011)

**Attachments:**    [081925\\_Summer Moon SP Resolution](#)  
[081925\\_Summer Moon SP Maps](#)  
[081925\\_Summer Moon SP Site Plan Exhibit A](#)  
[081925\\_KTC Tom Thumb Retail Center Site Plan](#)  
[Item H-2 - Summer Moon SP Amendment CC.pdf](#)

3. PUBLIC HEARING: Consider an ordinance amending the City of Keller's Code of Ordinances, Chapter 19, Water and Sewers; Article V, Wastewater Pretreatment Program; Section 614, Local discharge limits, for the City's Wastewater Pretreatment Program.

**Attachments:**    [081925\\_PreTreatmentUpdate\\_ProposedOrdinance](#)  
[081925\\_PreTreatmentUpdate\\_Redlines](#)  
[Item H-3 - TRA 2025 Update.pdf](#)

4. Consider a resolution of the City Council of the City of Keller, Texas, to consider a proposal to adopt a tax rate that will be lower than the no new revenue and voter-approval tax rates; and providing an effective date.

Attachments:    [081925 Max Tax Rate Resolution](#)

## **I. EXECUTIVE SESSION**

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  - a. [City Secretary Performance Evaluation](#)
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## **J. 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, August 14, 2025 at 5:00 P.M.*

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Kelly Ballard, TRMC, CMC  
City Secretary

***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.***