

Item H-5

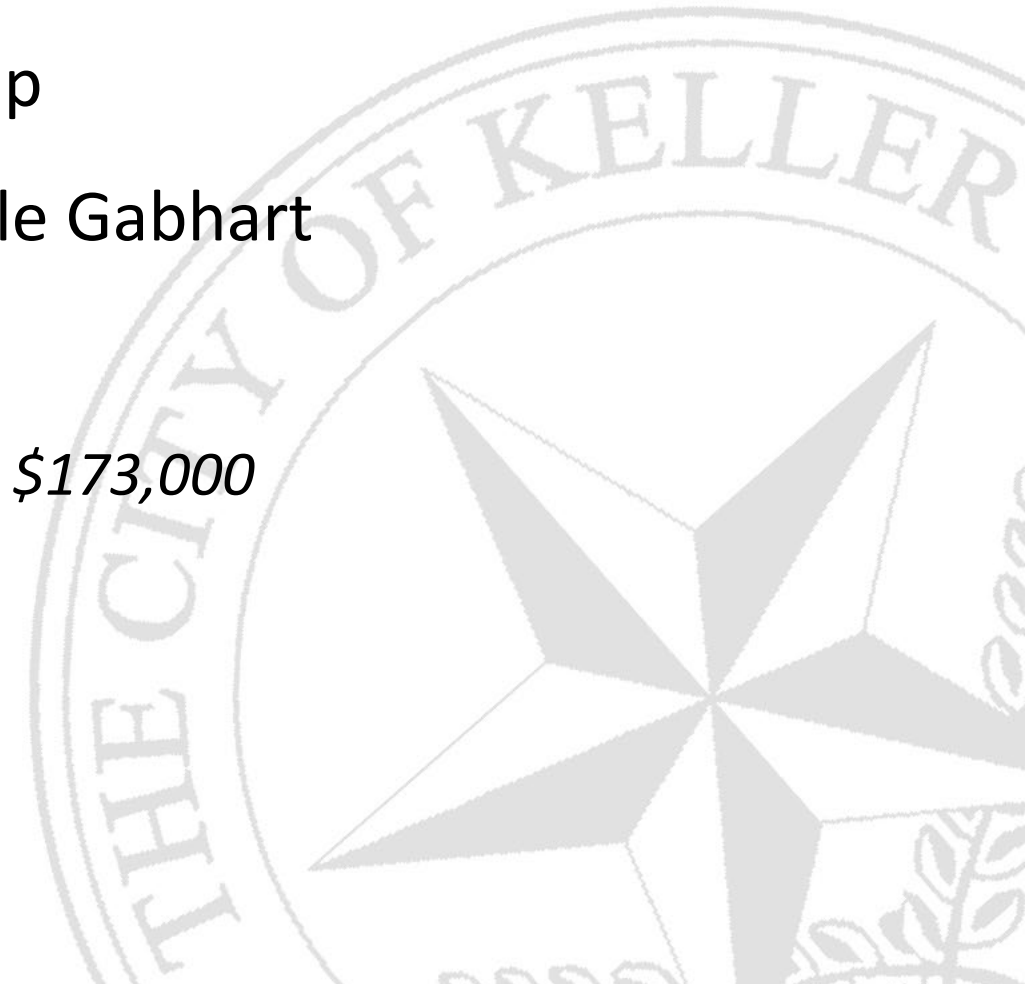
Consider a resolution approving a Chapter 380 Economic Development Agreement, pursuant to Chapter 380 of the Texas Local Government Code, and pursuant to the City's Economic Development Policy, with Robert Kyle Gabhart, owner of Bluegrass Legacy Group, located at 118 West Olive Street, Keller, TX 76248 for a City of Keller Façade Improvement Grant.

Façade Improvement Grant Application

118 W. Olive St. in Old Town Keller

- **Business Name:** Bluegrass Legacy Group
- **Applicant /Property Owner:** Robert Kyle Gabhart
- **Applicant:** Total Project Cost: \$38,900
 - *Overall estimated project cost: \$173,000*

Grant Request: \$10,000



Site Location



Before



Excellence • Integrity • Service • Creativity • Communication

Before



Excellence • Integrity • Service • Creativity • Communication

Before



Conceptual Rendering



Expert Pick

SW 7005

Pure White

Trim Color

FULL DETAILS 

Expert Pick

SW 6232

Misty

Body
Color

FULL DETAILS 

Expert Pick

SW 6244

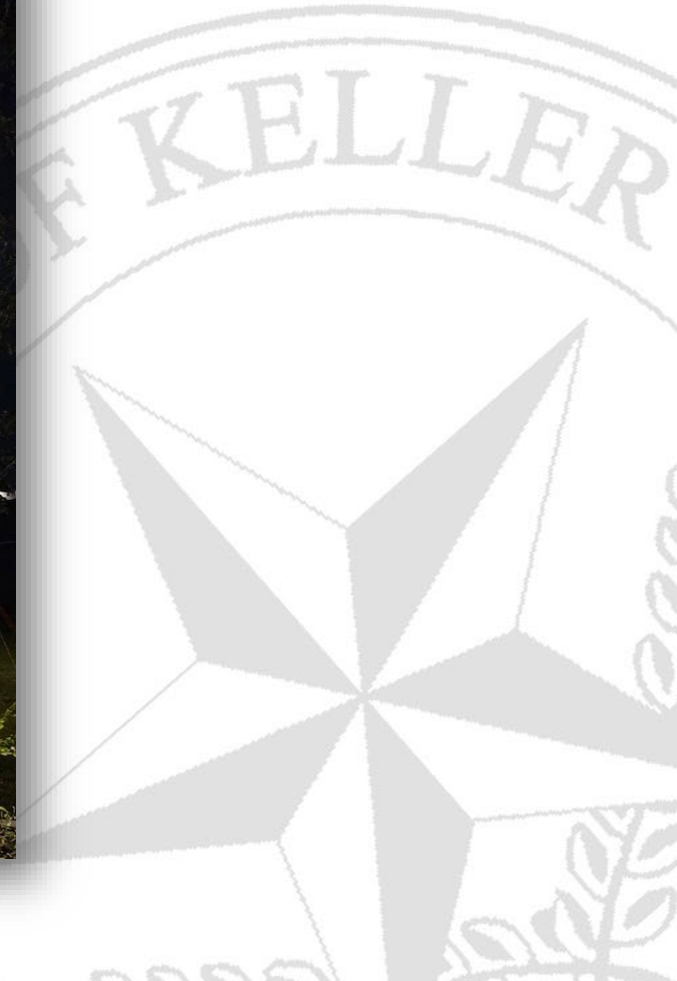
Naval

Accent Door Color

FULL DETAILS 

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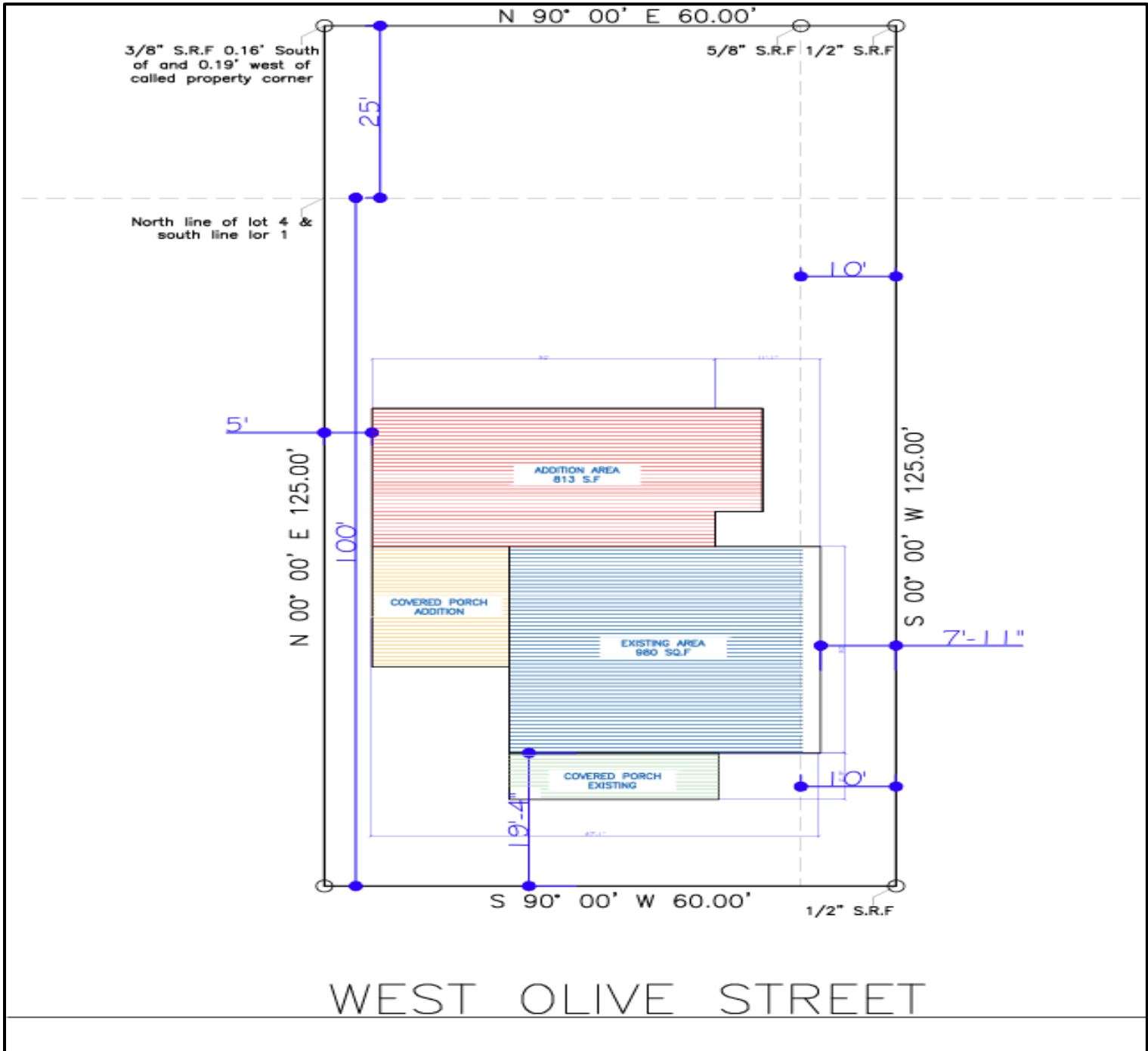
Improvements



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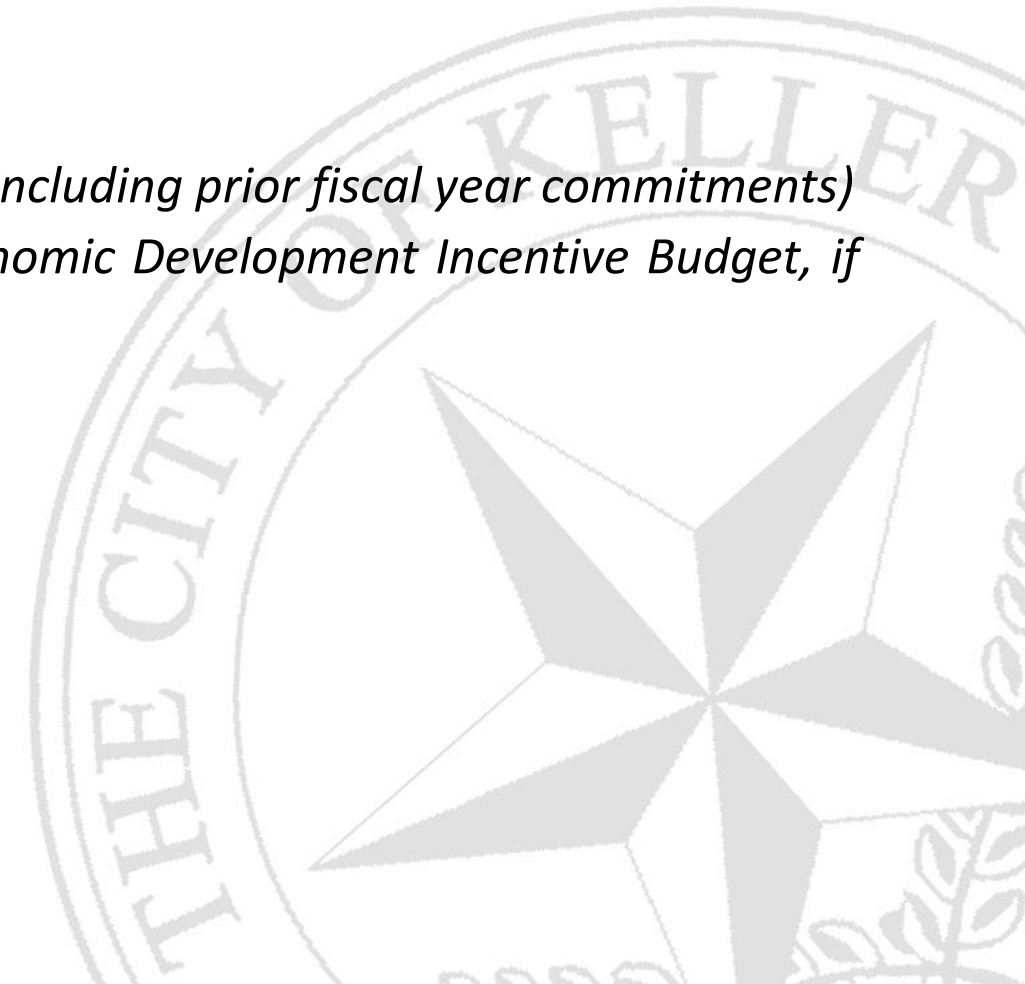
Improvement Requests

IMPROVEMENT CATEGORY	DESCRIPTION OF WORK	ESTIMATED COST
Siding & Cladding	Complete removal of existing exterior materials and installation of premium Board & Batten siding around the entire structure for a modernized, cohesive look.	\$14,500
Architectural Porch	Construction of a 7-foot deep wrap-around porch providing a pedestrian-friendly interface and traditional architectural interest.	\$9,500
Fenestration	Installation of energy-efficient, high-visibility commercial windows and entry doors to replace aged units.	\$7,200
Exterior Finish & Paint	Professional-grade exterior painting and sealant application. Color palette selected to complement the Old Town Keller aesthetic.	\$5,500
Exterior Lighting	Installation of decorative and security lighting fixtures consistent with the building's new modernized design.	\$2,200
Total		\$38,900



Financial Impact

- FY 26 Budget:
 - Development Grant Budget - \$35,000
 - Remaining Grant Funds - \$13,060.50
 - *(Reflects reimbursements to be paid this fiscal year, including prior fiscal year commitments)*
 - *(Additional funding capacity available through Economic Development Incentive Budget, if needed and approved)*
- Total grant request: \$10,000



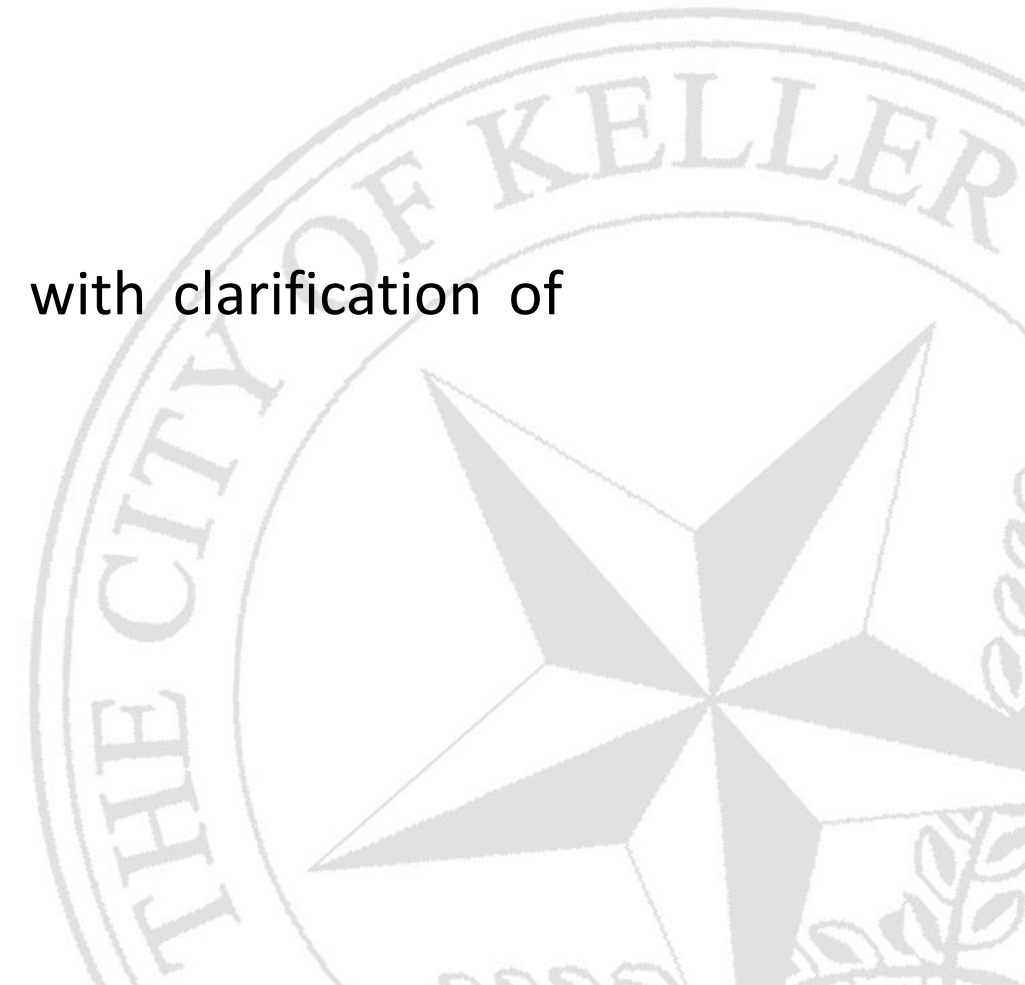
Considerations for Grant Awards and Fund Allocation

The criteria used to review applications for grant funds shall include, but shall not be limited to, the following:

- The availability of grant funds allocated for the fiscal year and other applications.
- Project compliance with the terms and conditions set forth in this policy.
- The anticipated economic impact of the project on the revitalization of Keller for redevelopment.
- Anticipated increase in the taxable value of the subject property and the potential stimulus of economic activity for the surrounding properties.
- Overall improvement to subject site including the degree of visual improvement the proposed project brings to storefront and streetscape.
- Design and quality of the proposed work and its compatibility within its business district.
- The overall project cost being paid by the applicant, outside of the grant amount.
- Additional consideration given to projects utilizing a Keller business.
- Other matters deemed appropriate by the City Council may be considered on a case-by-case basis

City Council has the following options when considering a request for the improvement grant:

- Approve as presented
- Approve with changes and/or conditions
- Table the agenda item to a specific date with clarification of intent and purpose
- Deny





Questions?
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