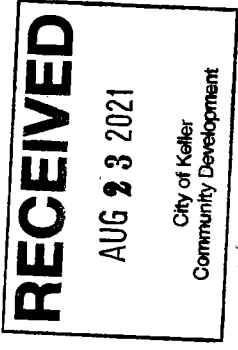


8-22-21



Dear Matt Cyr,

I am opposed to any land use and zoning change request at Highland Terrace Mobile Home Park. This area was designed for mobile homes and should stay that way. It is important for every city to have affordable housing for all. The neighborhood works well as it is. Adding more homes will cause harm.

I own the lot at 1724 Hilltop Lane, Keller, TX. I am the sole owner of the property since my divorce from Shawn Clark. Shawn Clark is also deceased.

*Hubert Clark*

Hubert Clark

817-313-1540

**AUG 23 2021**

Date: August 23, 2021

To: Mayor, City of Keller  
City of Keller Council members  
City of Keller Planning and Zoning Commissioners

Re: Public Hearing Case No. LUP-21-0006, Z-21-0010

We are writing to express our opposition for case no. LUP-21-0006 and Z-21-0010. Our basis for opposition is as follows:

- Rezoning from low density-single family (LD-SF) to high density-single family (HD-SF) homes will be counter to the designs of this area according to the City's master plan.
- Rezoning will be detrimental to area property values.
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  - roadway traffic
  - and create more roadway maintenance issues
- Reduction of lot sizes would produce zero lot lines equating to the building of apartments in this area that is valued for its rural atmosphere.
- This area is currently zoned for larger lot sizes which is the reason this area of Keller is so popular. Houses sell quickly after only days on the market.

Your consideration of our opposition to these changes and a no vote on these measures is requested.

Thank you,

Printed Name: Dani Ryals

Printed Name: Brent Ryals

Signature: 

Signature: 

Property Owners  
1205 Garden Lane

Keller, Texas 76262

Date: August 23, 2021

AUG 23 2021

To: Mayor, City of Keller  
City of Keller Council members  
City of Keller Planning and Zoning Commissioners

Re: Public Hearing Case No. LUP-21-0006, Z-21-0010


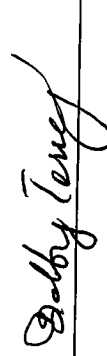
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Your consideration of our opposition to these changes and a no vote on these measures is requested.

Thank you,

Printed Name: SHERRY TERRY Printed Name: Bobby Terry

Signature:  Signature: 

Property Owners

1125 GARDEN LN

Keller, Texas 76262

Date: August 23, 2021

AUG 23 2021

To: Mayor, City of Keller  
City of Keller Council members  
City of Keller Planning and Zoning Commissioners

Re: Public Hearing Case No. LUP-21-0006, Z-21-0010

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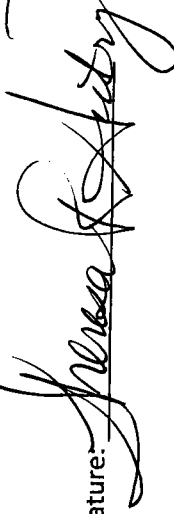
Your consideration of our opposition to these changes and a no vote on these measures is requested.

Thank you,

Printed Name: JOHN R. AULTRY

Printed Name: Theresa Redmy

Signature: 

Signature: 

Property Owners

1209 GARDEN LANE

Keller, Texas 76262

Date: August 23, 2021

**AUG 23 2021**

To: Mayor, City of Keller  
City of Keller Council members  
City of Keller Planning and Zoning Commissioners

Re: Public Hearing Case No. LUP-21-0006, Z-21-0010


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Your consideration of our opposition to these changes and a no vote on these measures is requested.

Thank you,

Printed Name: LARRY COKER Printed Name: PAM COKER

Signature:  Signature: Pam Coker

Property Owners

1221 GARDEN LANE

Keller, Texas 76262

AUG 23 2021

Date: August 23, 2021

To: Mayor, City of Keller  
City of Keller Council members  
City of Keller Planning and Zoning Commissioners

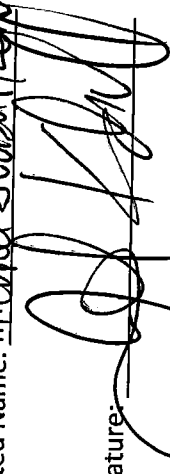
Re: Public Hearing Case No. LUP-21-0006, Z-21-0010

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Your consideration of our opposition to these changes and a no vote on these measures is requested.

Thank you,

Printed Name: Michelle Johnson Kendall Printed Name: Pamela Kendall  
Signature:  Signature: Pamela Kendall

Property Owners

1129 Garden Lane

Keller, Texas 76262

RECEIVED

AUG 20 2021

City of Keller  
Community Development

RE: CASE No. LUP-0005 & Z-21-0005

To: the Planning and Zoning Board, Community Development and Mayor and Council:

I live at 1704 Broadmoor Drive, Keller Texas for 15 years. We purchased a lot in Asheville Estates in 2004, built out house and have been very pleased with the area. The large ½ acre or better lots, mine just under 1 acre, with housing in the upper end, 800K to over 1 M.

WE are against ANY changes to the Zoning of the Highland Terrace Mobile Home Park in the submitted request.

Several weeks ago, a sign was put up in the area that a builder, Avery homes, wanted to rezone the subdivision behind us from Low density to High density zoning. First: Both signs that were put into this area are conveniently landing on the ground, and unable to be seen or read. Is this an approved method to notify the area residents landing signs flat on the ground so as not to read? Who did this, the requester?

I have a problem with this individual going house to house in our neighborhood, telling people everyone is for this change. He came to my door and told my wife that very thing. I went, just after that, and talked to my neighbors and They told me that was totally false. They are also against this zoning changes written that to you. Second, In the first meeting he told the zoning board, he wanted to build single story homes yet his handouts threaten us with building two story homes (with pictures) showing them right on the 15 foot line property line. He stated if he didn't get approval, he would be cutting the trees down and unable to preserve any of our privacy.

As I understand it and hearing the statements during the July meeting, he gets to reduce set back, from the street, from 35 to 25 feet, implying

that will give the back yard, in steady of 15 foot off back yard property line to 25 feet behind the house. There is no requirement that he does that! I contend, He will use the set back to gain more space to built larger two-story homes going all the way back to the 15-foot property line, to maximize the profit margin. It is not hard to understand, his intention is to build the largest house on the smallest lots he can to increase his profits. Ask him on the record to state he would increase the back lot to 25 foot if given the setback approval in front!?! (To build large homes packed into very small lots within the Highland Terrace subdivision.) We went to the Planning meeting that night and listened to this builder tell the board his ideas. The people around me made it clear by writing their objections to the board by a large majority, as stated that night. I have discussed this with my neighbors and we are still very much against putting High Density housing in this large lot area.

How would you like to have a million-dollar house for 15+ years to have some builder build 3 to 4 houses across the back of your lot 15 feet off the property line? I am sure you wouldn't. Those lots are only for mobile homes: long but not deep. Putting 3 ½ houses behind by house or any houses on Broadmoor Drive is total unacceptable.

WE are all against ANY zoning changes from Low density! WE are all against changing any setbacks or allowing any home being built on lots smaller than ½ acre as the entire area is now. WE are against letting any builder cut down trees in this area. Do we not preserve trees? Leave the same mobile lot subdivision as it is. Do not rezone or change any setbacks OR allow homes to be built in this area unless they have ½ acre or better size lot.

WE ARE AGAINST THESE CHANGES.

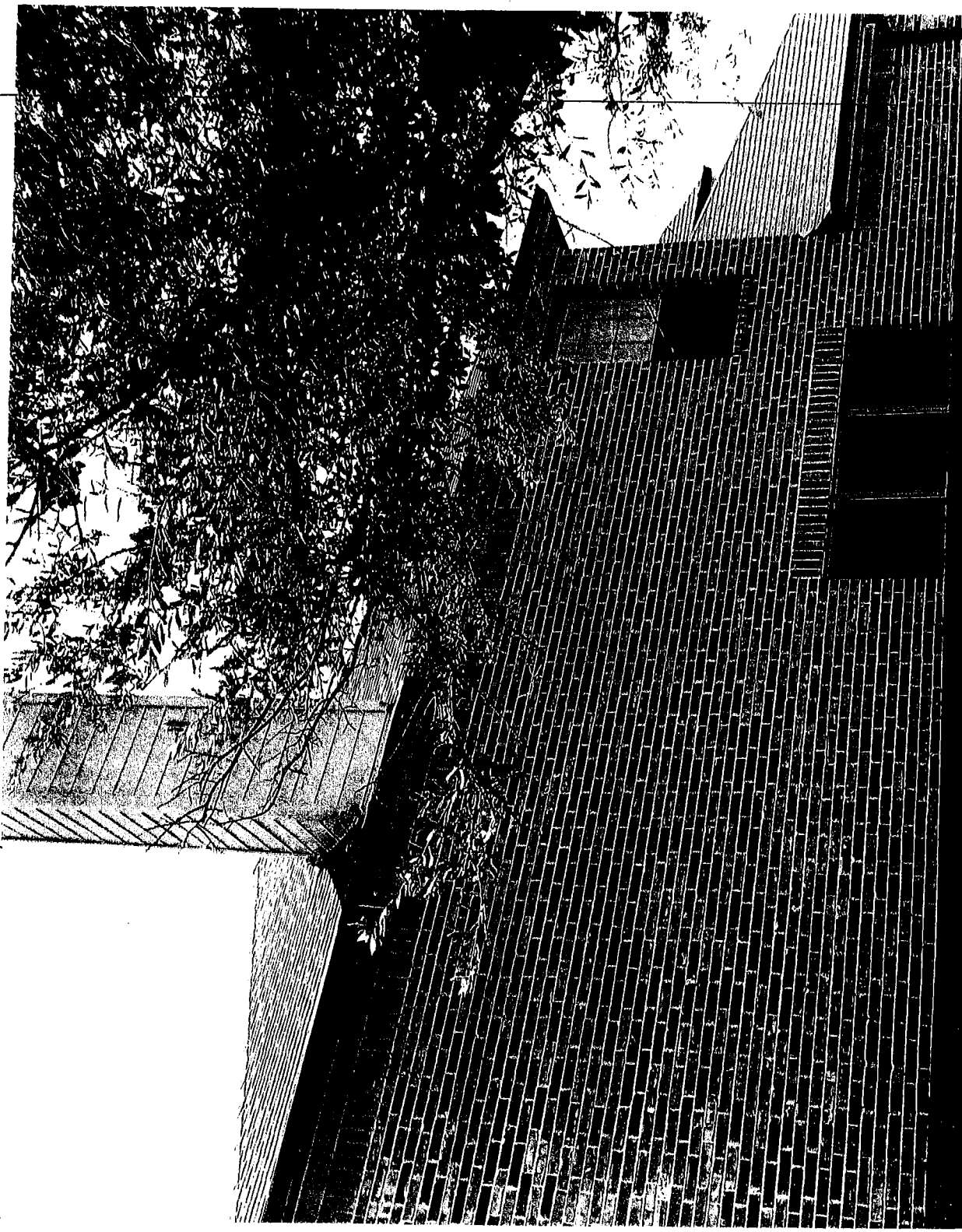


Owner: Michael and Beatrice Hodge, 1704 Broadmoor Drive, Keller, Tx

*August 19, 2021*



Avony Suggests this " Threat to our properties



## Two Story Home 15' Behind Fence

Through we was going to built Single story! see attached letter

# Attention: Broadmoor Drive Owners

## PROTECT YOUR PRIVACY

Re: Case No. LUP-0005 & Z-21-0005

1. New Homes are being started in the trailer park behind your home.
2. Proper Zoning will permit all new homes to be set 10' farther from your back fence all allow builders to preserve trees and some privacy W.B.S.
3. If denied, only 2 story homes will be built, and they will be just 15' behind your fence. *Is this as Threat?* *SEE next page*

Tell our Mayor & Council to vote ~~YES~~ on this Case, before it's too late!!

NO!!!

Date: August 23, 2021

AUG 23 2021

To: Mayor, City of Keller  
City of Keller Council members  
City of Keller Planning and Zoning Commissioners

Re: Public Hearing Case No. LUP-21-0006, Z-21-0010

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Your consideration of our opposition to these changes and a no vote on these measures is requested.

Thank you,

Printed Name: CHRIS GARRETT

Printed Name: NANCY GARRETT

Signature: 

Signature: 

Property Owners

1217 GARDEN LANE

Keller, Texas 76262