



City of Keller
Planning & Zoning Commission
Agenda

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

Tuesday, January 28, 2025

PRE-MEETING BRIEFING 6:30 P.M.

A. CALL TO ORDER - Chairman Paul Alvarado

B. ADMINISTRATIVE COMMENTS

1. [Briefing regarding City Council action on January 21, 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. CONSENT

1. [Consider the minutes of the January 14, 2025 Planning and Zoning Commission Meeting.](#)

E. NEW BUSINESS

1. [PUBLIC HEARING: Consider a request for a Specific Use Permit \(SUP\) for County Line Records, to operate a retail store with used goods and merchandise sales, located in an approximately 2,500 square-foot lease space, on approximately .86 acres located at the intersection of North Main Street and Johnson Road, legally described as Lot 1R1, Block 1 of the L.L. McDonnell Addition, zoned Commercial \(C\) and addressed to 600 North Main Street, Building 2. Lorissa Holder, Applicant. Mark Keel, Owner. \(SUP-2501-0001\).](#)

2. PUBLIC HEARING: Consider a request for a Specific Use Permit (SUP) for Yeti Business Group to operate a retail store with sales of CHP, tobacco, e-cigarettes or non-traditional smoking-related products, located in an existing 1,190 square-foot lease space, on 1.38 acres located at approximately 260 feet northeast of the Rufe Snow Drive and Bursey Road intersection, legally described as Lot 1R, Block A of the Bursey Park Addition, zoned Retail (R) - PD - 1092 and addressed to 2131 Rufe Snow Drive, Suite 100. Khanal Rajendra, Applicant. Family Video Movie Club Inc., Owner. (SUP-2412-0020).
3. PUBLIC HEARING: Consider a recommendation for a Planned Development Zoning Change for Mountain Blue, a Planned Development Zoning Change from Single Family Residential-36,000 square foot lots (SF-36) to Planned Development - Single Family Residential-36,000 square foot lots, consisting of one residential lot on approximately 10.6 acres of land, legally described as Lot 1, Block A and Lot 1, Block B of the Mountain Blue Addition, and Abstract 592 Tract 8C03, 8C04, 8C1 & 8C2, and 10D of the Jesse Gibson Survey, located on the north side of Lambert Lane East, approximately 680 feet west of the Lambert Lane East and Ottinger Road intersection, and addressed as 5899, 5909, 5943, and 13492 Lambert Lane East. Steel & Silver LLC, Owner. DCG Engineering, Applicant. (ZONE-2501-0001)
4. Consider a request for a Site Plan with variances for City Sports, a proposed athletics/recreation facility on the south side of Golden Triangle Boulevard on 7.81 acres, approximately 2,100 feet northwest from the Sports Parkway and Soccer Parkway intersection within the Keller Sports Park, legally described as Lot 5, Block A of Keller Athletic Complex Addition, zoned Commercial - City Owned Property (C) and addressed 401 Golden Triangle Boulevard. City of Keller, Owner. City Sports, Applicant. (SITE-2411-0008)

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 Thursday January 23, 2025 at 5:00 P.M.

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.