

Request for Variance - Parking

For the Property Located at:

CITY OF KELLER ADDITION

BLOCK 1 1 LOT 2A PLAT D218027641

110 TAYLOR ST. KELLER, TX 76248

Re: granting a parking variance

To whom it may concern:

The proposed use of this property will be as an office space for one (1) person who is the owner of the property. She will have no more than one (1) to two (2) clients in the office at any given time. This equates to a maximum of three (3) cars, one of which belongs to the property owner and will always be parked toward the rear of the office in front of or inside the existing garage. Thus, there will be a maximum of two (2) additional cars on Taylor street at any given time.

Ample public parking exists on Taylor Street. There are seventeen (17) shared parking spaces within 120 feet of the subject property, five (5) of which are directly across the street within the bounds of the east and west property lines of the subject property.

Office hours are Monday - Friday 9:00am - 6:00pm. There is no need for evening or weekend parking.

The property owner has been working on this permit since 2020. There has been a change in employment in the permitting department since her last request for a variance. Although it was apparently not recorded, the variance was agreed to by Mr. Matthew Cyr. As a result, the property owner paid thousands of dollars to professionally design site plans, elevations, and other documentation under the assumption that Mr. Cyr's commitment would be upheld. To modify the completed documents would cost thousands more dollars, not to mention the additional expenses for installation. A budget was set for the completion of the project without consideration for parking and at this time cannot be modified. There are no provisions for the additional expense for parking.

That said, the owners are fully committed to the interior and exterior finish out in order that the property become a valued addition to the City of Keller rather than the eyesore that it is.

We are confident that the City Council will acknowledge the facts regarding the ample parking already in place to accommodate 1-3 additional vehicles and come to reasonable conclusion. We sincerely appreciate your time and consideration.