



City of Keller

Planning & Zoning Commission

Agenda

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

Tuesday, December 9, 2025

PRE-MEETING BRIEFING 6:30 P.M.

A. CALL TO ORDER - Chairman John Baker

B. ADMINISTRATIVE COMMENTS

1. [Briefing regarding City Council action on December 2, 2025.](#)

C. SELECT A VICE-CHAIRPERSON

D. DISCUSS AND REVIEW AGENDA ITEMS

E. ADJOURN

REGULAR MEETING 7:00 P.M.

A. CALL TO ORDER – Chairman John Baker

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 three business days' 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 November 25, 2025 Planning and Zoning Commission Meeting.](#)

E. NEW BUSINESS

1. [PUBLIC HEARING: Consider a request for a Specific Use Permit \(SUP\) to use the existing 2,101 square foot home as a temporary accessory dwelling unit while constructing a new home, on approximately 2.83 acres, located on the north side of Barbara Lane, approximately 1,350 feet west from the intersection of Barbara Lane and Rufe Snow](#)

- Drive, legally described as Lot 5A, Homesite, of the Black Addition, zoned Single-Family 36,000 square-foot lot size or greater (SF-36) and addressed 715 Barbara Lane, Douglas Stamps, Applicant/Owner. (SUP-2511-0049)
2. PUBLIC HEARING: Consider a request for a two-year extension of the Specific Use Permit (SUP) approved on December 3, 2024 for Frost Bank, to allow the Applicant additional time to complete the required development steps to receive a building permit, on the property legally described as Lot 1, Block A of the Bomac Addition (recently platted and not available yet via Tarrant Appraisal District website; property is a portion of Abstract No. 28 Pamela Allen Survey in the City of Keller), being 1.24-acres, located on the north side of Keller Parkway at the Keller Parkway and Country Brook Drive intersection, zoned Town Center (TC) and addressed as 1231 Keller Parkway. Priya Acharya, Wier & Associates, Inc., Applicant. Bomac Keller 1709, LLC, Owner. (SUP-2510-0046)
 3. Consider a request for a Site Plan amendment with one variance for a proposed 7,010 square-foot bank building, on the property legally described as Lot 1, Block A of the Bomac Addition being 1.24-acres, located on the north side of Keller Parkway at the Keller Parkway and Country Brook Drive intersection, zoned Town Center (TC) and addressed as 1231 Keller Parkway. Priya Acharya, Wier & Associates, Inc., Applicant. Bomac Keller 1709, LLC, Owner. (SITE-2510-0017)
 4. Consider four variance requests for one lot in the Highland Terrace Mobile Home Park to reduce the front yard setback to 25 feet in lieu of the required 35 feet, to decrease the minimum dwelling size to 2,000 square-feet in lieu of the 2,400 square-feet requirement, to increase the maximum main building lot coverage to 35% in lieu of the 30% requirement, and to increase the maximum lot coverage to 55% in lieu of the 50% requirement, on the property legally described as Lot 07 of the Highland Terrace Mobile Home Park, being approximately 0.15-acres, situated on the west side of Highland Drive West, zoned Single-Family 36,000 square-foot lots or greater (SF-36), and addressed as 1724 Highland Drive West. Mohammad Rahman, Applicant. NIBASH, LLC, Owner. (UDC-2511-0012)
 5. Consider a variance request related to maximum main building lot coverage for one lot in the Mays & Sweet Addition, on the property legally described as Lot 20, Block 4 of the Mays & Sweet Addition, being approximately 0.13-acres, located on the west side of College Street, approximately 568 feet southwest from the Keller Parkway and College Street intersection, zoned Single-Family 8,400 square-foot lots or greater (SF-8.4), and addressed as 144 College Street. Frank Atherton, Applicant/Owner. (UDC-2511-0013)

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, December 4, 2025 at 5:00 P.M.

Sarah Hensley, Director of Development Services

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.