

Jim Maibach

From: B MOORE [REDACTED]
Sent: Friday, March 17, 2023 5:36 PM
To: Jim Maibach
Subject: Fwd: 1661 S Main St

Jim, here is a letter of support from Tony (the owners broker).

- 1) My broker will be there.
- 2) The owner will have his partner and a friend there as well.

I would like to meet up with you 15 minutes prior to the mayor's meeting and go through my presentation booklet.

Thank you.

----- Forwarded message -----

From: ttodora [REDACTED] >
Date: Fri, Mar 17, 2023 at 2:47 PM
Subject: 1661 S Main St
To: B MOORE [REDACTED] >, Jeffry Jackson [REDACTED] >, [REDACTED] >
[REDACTED] >

My name is Tony Todora, Owner and President of Arodott Commercial Properties. I have been a real estate broker for 49 years specializing in the brokering of multiple automotive shops in the DFW area including Goodyear, Firestone, Kwik Kar, Jiffy Lube, Pro Lube, 10 Minute Oil Change, Valvoline and others.

I am unable to attend today's meeting because I recently tested positive for Covid. However, I wanted to express my strong support for Bruce Moore's attempt to receive the proper zoning necessary to open a automotive repair shop at 1661 S. Main St in Keller, TX more recently known as Just Tires.

In the short time I have known Bruce, I have found him to be a honest, sincere, experienced, knowledgeable, successfull and a practical businessman. He has an excellent tract record in the automotive business, has won several awards, has a large following and has received multiple good reviews from his many loyal customers over the years.

The building located at 1661 Main Street was designed and built to be used as a automotive shop. It has been well maintained and should continue as automotive because it is the highest and best use of the property. I believe Just Tires was unsuccessful because they were unable to compete with Discount Tires nearby and also because they had internal management problems. As a result, they have closed multiple stores throughout the US.

Mr. Moore has a proven concept offering quality auto repair at reasonable prices with personal friendly service. I truly believe that his vision for this new shop will become an immediate success and asset for the entire Keller community. I hope all will agree to grant the necessary zoning needed for this building to become Bruce Moore's new flagship location.

Best regards,

Tony Todora
Todora Commercial
214-478-2307 Direct
[REDACTED]

Lincoln Asset Partners, LP
12137 Merrill Road
Pilot Point, TX 76258

February 8, 2023

City of Keller
Community Development Department
P.O. Box 770
Keller, TX 76244

Re: Case Nos. Z-22-0005 and SUP-22-0039

I represent Lincoln Asset Partners, LP, the owner of 200 Calverley Place, Keller, TX. We **oppose** the request for a zoning change AND the Specific Use Permit in the above mentioned cases.

Regards,



Howard Cox
President
Lincoln Asset Partners, LP

REC'D FEB 13 2023