

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF KELLER, TEXAS, APPROVING A DETAILED SITE PLAN FOR THE ROSEBURY PLANNED DEVELOPMENT, A PD CONSISTING OF 21 RESIDENTIAL LOTS, 1 COMMERCIAL LOT, AND 3 OPEN SPACE LOTS (1.33 ACRES OPEN SPACE), ON APPROXIMATELY 9.2 ACRES (7.53 ACRES RESIDENTIAL AND 1.67 ACRES COMMERCIAL) OF LAND, LEGALLY DESCRIBED AS LOT 2 LESS HS, BLOCK 1 OF THE L. L. MC DONNELL SUBDIVISION, AND A PORTION OF LOT 1R1, BLOCK 1 OF THE L. L. MC DONNELL SUBDIVISION, AND ABSTRACT 29 TRACT 5B04 & 27523 OF THE RICHARD F. ALLEN SURVEY, LOCATED APPROXIMATELY 240 FEET EAST OF THE JOHNSON ROAD AND N. MAIN STREET INTERSECTION, AND ADDRESSED AS 550, 600, AND 700 N. MAIN STREET, IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS.

WHEREAS, DW Commercial, LLC., Applicant, and Mark and Chryste Keel, Owners, have submitted a Detailed Site Plan application (SITE-2512-0020); and

WHEREAS, the Detailed Site Plan substantially conforms to the Planned Development's approved Design Standards and does not require public hearings per the Unified Development Code (UDC); and

WHEREAS, the Planning and Zoning Commission considered the proposed Detailed Site Plan on January 27, 2026, and recommended approval of the proposed request as presented by a vote of 5-1; and

WHEREAS, the City Council does find that the request meets the intent of the Unified Development Code (UDC);

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS:

Section 1: THAT, the above findings are hereby found to be true and correct and are incorporated herein in their entirety.

Section 2: THAT, a Detailed Site Plan for the Rosebury Planned Development, a PD consisting of 21 residential lots, 1 commercial lot, and 3 open space lots (1.33 acres open space), on approximately 9.2 acres (7.53 acres residential and 1.67 acres commercial) of land, legally described as Lot 2 LESS HS, Block 1 of the L. L. Mc Donnell subdivision, and a portion of Lot 1R1, Block 1 of the L. L. Mc Donnell subdivision, and Abstract 29 Tract 5B04 & 27523 of the Richard F. Allen Survey, located approximately 240 feet east of the Johnson Road and N. Main Street intersection, and addressed as 550, 600, and 700 N. Main Street, attached hereto as Exhibit "A" shall be approved.

AND IT IS SO RESOLVED.

Passed by a vote of \_ to \_ on this the 3rd day of February, 2026.

CITY OF KELLER, TEXAS

BY: \_\_\_\_\_  
Armin R. Mizani, Mayor

ATTEST:

\_\_\_\_\_  
Kelly Ballard, City Secretary

Approved as to Form and Legality:

\_\_\_\_\_  
L. Stanton Lowry, City Attorney