

## Amber Washington

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**Subject:** FW: New Development on Whitley Rd

-----Original Message-----

From: Delwynn Sherrill [REDACTED]

Sent: Monday, May 27, 2024 3:51 PM

To: MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>; Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>

Subject: New Development on Whitley Rd

Please do not approve a zoning change from Commercial to Residential for the proposed development. We have enough traffic and stress on our infrastructure as it is. Also, why has this not been publicized before now or do you not want any input? I have supported each of you on council but that will end along with thousands others if this goes through. I lived in Arlington previously and this is exactly what they did to ruin that city.

Please forward this email to the P&Z commission before tomorrow nights meeting.

Thank you.

Delwynn Sherrill

1012 Barbara Lane.

Sent from my iPhone

## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: Development on Whitley Road

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**From:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 8:25:28 AM  
**To:** Debbie McCullough [REDACTED]  
**Cc:** Amber Washington <[awashington@cityofkeller.com](mailto:awashington@cityofkeller.com)>; Mary Culver <[mculver@cityofkeller.com](mailto:mculver@cityofkeller.com)>  
**Subject:** RE: Development on Whitley Road

Good morning Ms. McCullough,

Your comments have been received and will be included in the May 28, 2024 Planning and Zoning Commission agenda packet.

**Sarah Hensley | Director of Community Development**

P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** Debbie McCullough [REDACTED]  
**Sent:** Monday, May 27, 2024 7:43 PM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>; Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Subject:** Development on Whitley Road

Dear Mayor, Council members and Director of Community Development,

This is to address the possible passing of a developer permission to build 22 homes on 4.3 acres of land on Whitley road. We do not need more housing, congestion and more cars in and on Keller streets. Our schools are bursting at the seams, our children do not need to be crowded into classrooms that are already full.

The congestion and damage on our streets are increasing daily as it is. There are roads that are in need of repaving and repairs with pot holes and bad surfaces. Our city is already full to capacity and just because there is land to build on doesn't mean we need more high density homes and more population on our roads.

The traffic is already congested with Mt. Gilead now dumping more traffic onto 377 resulting from the closing of Roanoke Road on to 170. The exchange on 170 and 377 is terrible with out proper coverage of traffic lights and cars waiting sometimes 10 min to cross onto the intersection. It takes sometimes 10 min to access 377 from North Tarrant Parkway. The Director of Development needs to be reaching out to better restaurants, shopping and entertainment and sell our community to them. As it is now most of the Keller residents go to Roanoke, Southlake or Fort Worth for better dining options. The majority of food places seems to be only fast foods with a few good restaurants

as a choice. We do not have a great downtown area. It has nothing to really pull shoppers into our community. Work on more "good" commercial business to build up our downtown area. If we have better shopping coming to our downtown area, it will help to support the current small businesses that are already there. Find something to draw people into our town not more density to jam up our roads and schools!!

We trusted the people that we voted into office to take care of our city and Keller residents need you to listen to us, we deserve your listening to us. We do NOT Want more high density housing in our city! Please hear our voices and act as we have entrusted you to act!

Thank you,

Carl and Deborah McCullough  
1014 N. Ridge Ct  
Keller, Tx. 76248

## Amber Washington

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**From:** Sarah Hensley  
**Sent:** Tuesday, May 28, 2024 9:30 AM  
**To:** Stephanie Porter  
**Cc:** Amber Washington  
**Subject:** RE: Proposed Residential Development - Whitley Road

Good morning Stephanie,

Your comments have been received and will be included in the May 28, 2024 P&Z agenda packet. Regarding your question regarding the property remaining Commercial, it certainly could retain that zoning if City Council chooses not to approve the request.

Please don't hesitate to reach out if you have any other questions.

**Sarah Hensley | Director of Community Development**

P: 817-743-4127

City of Keller, Texas

[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** Stephanie Porter [REDACTED]  
**Sent:** Tuesday, May 28, 2024 8:41 AM  
**To:** MayorandCouncil <CityCouncil@cityofkeller.com>  
**Cc:** Sarah Hensley <shensley@cityofkeller.com>  
**Subject:** Proposed Residential Development - Whitley Road

We would appreciate the Mayor and Council and the Planning and Zoning Commission Commission reconsidering this development. It seems like too much in a little space with very small lots. Why squeeze so many small lots into 4+ acres. We live in the adjacent neighborhood (Flanigan Hill) and would not like to see this type of density along Whitley. We understand it is currently a commercial property so why can it not remain commercial? Do we have the infrastructure and means to support the uptick in traffic and road wear and tear. We are already getting another big development just down the road at Rapp and Rufe Snow. Whitley Road is not very wide, and it already has issues with cut through traffic and speeding. We would not like to see this development move forward.

Thank you.

*Stephanie Porter*

1101 Templemore Drive, Keller

Ms. Hensley - Please forward along to the P&Z. Thank you.



## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: opposition to high density (Whitley Road development)

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**From:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 8:16:44 AM  
**To:** [REDACTED]  
**Cc:** Amber Washington <[awashington@cityofkeller.com](mailto:awashington@cityofkeller.com)>  
**Subject:** RE: opposition to high density (Whitley Road development)

Received, thank you.

Your comments will be added to the May 28, 2024 Planning and Zoning Commission agenda packet.

**Sarah Hensley | Director of Community Development**  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** [REDACTED]  
**Sent:** Tuesday, May 28, 2024 7:40 AM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>; Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Cc:** [REDACTED]  
**Subject:** opposition to high density (Whitley Road development)

Mayor, Council, & members of the Planning and Zoning Commission—  
(Ms. Hensley, please forward to members of the P&Z commission prior to the 5-28-24 meeting)

We are writing to inform you of our opposition to more commercial property being turned into residential. We do not want ANY MORE high density that is not currently zoned for such.

There is no need for 100s+ more cars on our roads, more burden on our water supply/roads/sewer system, and first our responders.

Thank you.  
Davina and David Nichols  
1108 Bourland Road, 76248  
817-538-1184

## Alexis Russell

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**To:** Alexis Russell  
**Subject:** RE: Whitley Springs FLUP/Zoning Change

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**From:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 8:27:17 AM  
**To:** [REDACTED]  
**Cc:** Amber Washington <[awashington@cityofkeller.com](mailto:awashington@cityofkeller.com)>  
**Subject:** RE: Whitley Springs FLUP/Zoning Change

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

**Sarah Hensley | Director of Community Development**

P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** [REDACTED]  
**Sent:** Monday, May 27, 2024 5:47 PM  
**To:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>; MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Subject:** Whitley Springs FLUP/Zoning Change  
**Importance:** High

To P & Z Commission and City Council:

We are opposed to the FLUP Amendment and Zoning Change requests pertaining to the Whitley Springs proposed development.

Regards,  
Linda & Ernest Taylor  
1201 Bourland Road  
Keller, TX. 76248

## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: Special Zoning Request Whitley Road

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**From:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 8:50:27 AM  
**To:** Genni Pereira [REDACTED]  
**Cc:** Amber Washington <[awashington@cityofkeller.com](mailto:awashington@cityofkeller.com)>  
**Subject:** RE: Special Zoning Request Whitley Road

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

**Sarah Hensley | Director of Community Development**  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** Genni Pereira [REDACTED]  
**Sent:** Monday, May 27, 2024 3:49 PM  
**To:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Subject:** Special Zoning Request Whitley Road

I would like to object to the zoning change on Whitley Road. That stretch of road is mostly commercial and the traffic is already getting heavy on Whitley. I feel sorry for the old residents that live on Whitley and have more traffic. I think a commercial business would fit much better in that area.

Thank you,  
Genni Pereira  
1209 Hillview Dr

## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: High Density Housing

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**From:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 8:50:44 AM  
**To:** Robin [REDACTED]  
**Cc:** Amber Washington <[awashington@cityofkeller.com](mailto:awashington@cityofkeller.com)>  
**Subject:** RE: High Density Housing

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

**Sarah Hensley | Director of Community Development**  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** Robin [REDACTED]  
**Sent:** Monday, May 27, 2024 3:47 PM  
**To:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Subject:** High Density Housing

Hi Sarah,

Could you forward this email to the P and Z commission to vote down the proposal on Whitely Road?

Please do not consider this proposal for high density housing! We have enough people in Keller and the infrastructure is at its limits. We moved from Arlington six years ago to escape its capacity.

Thank you,

Robin & Paula White  
1228 Crossbridge Lane

## Amber Washington

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**Subject:** FW: Proposed Whitley Road Development from Commercial Use to Residential

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**From:** Dottie Hyatt [REDACTED]  
**Sent:** Tuesday, May 28, 2024 10:47 AM  
**To:** Community Development <[communitydevelopment@cityofkeller.com](mailto:communitydevelopment@cityofkeller.com)>  
**Subject:** Proposed Whitley Road Development from Commercial Use to Residential

**From:** "Dottie Hyatt" [REDACTED]  
**To:** "shensley" <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>, "mayorandcouncil" <[mayorandcouncil@cityofkeller.com](mailto:mayorandcouncil@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 10:44:10 AM  
**Subject:** Proposed Whitley Road Development from Commercial Use to Residential

Dear Mayor, City Council and Ms. Hensley:

We fully understand that you are required to consider any proposals presented to you. It is our understanding a proposal is up for consideration to cram 22 houses on 4.3 acres of Whitley Road, land that is currently zoned commercial. We are in desperate need of more commercial property development for the benefit of Keller citizens and to ease the tax burden on homeowners. Once you grant the conversion from residential to commercial on Whitley, future developers will seek more of Whitley Road to go from commercial to residential which will not benefit the citizens of Keller.

Keller does not need any more high density development where it is NOT already zoned as such. The traffic is already burdensome and these developments will look to expand our country roads at great expense to homeowners. It will also burden our water supply, first responders, our sewer systems, etc. Over 90% of the voting populous of Keller did not want Center Stage and for more than good reason as exemplified in the fact that you want to expand Mt. Gilead Road with its bar ditches, mature trees, existing utility poles, no sidewalks, no street lights, lots of wildlife and children who play in the street. Why? It does not benefit any of the N. Keller community at all; in fact it harms it. It was proposed to accommodate a development we did not want and they only use our country roads as a cut through, nothing more. Within a short period of time the same will be asked to be done on Whitley Road to accommodate the unwanted high density development there. We have homes that flood in Keller because of poor planning. There is greater need for tax dollars to fix what is already broken. Please do not break something else and please do not grant this development.

Keller has always rated high as a desired area to live because of its country charm, not for high density developments that seek to ruin that which is most desirable.

Thank you-

*Dottie & John Hyatt*

1324 Robin Ct.  
817-431-4866

*"The lure of bats is that they always promise the discovery of something new." M. Brock Fenton*

## Amber Washington

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**From:** Sarah Hensley  
**Sent:** Tuesday, May 28, 2024 8:28 AM  
**To:** Bonnie Baker  
**Cc:** Amber Washington  
**Subject:** RE: P&Z

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

### Sarah Hensley | Director of Community Development

P: 817-743-4127

City of Keller, Texas

[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** Bonnie Baker [REDACTED]  
**Sent:** Monday, May 27, 2024 5:20 PM  
**To:** Sarah Hensley <shensley@cityofkeller.com>  
**Subject:** P&Z

Hi Sarah:

Please forward to the Planning and Zoning committee that we do not want any more high density in the City of Keller or on Whitley Road. I know that a builder is planning on having the zoning changed on Whitley Road from commercial to residential and put many homes on a small amount of land. We do not want this in Keller.

Thank you.

Bonnie Baker  
817-366-2198  
440 S Pearson Lane  
Keller, TX 76248

## Amber Washington

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**To:** Sarah Hensley  
**Subject:** RE: Whitley Road zoning change

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**Sent:** Tuesday, May 28, 2024 11:40 AM  
**To:** [REDACTED]  
**Cc:** Amber Washington <awashington@cityofkeller.com>  
**Subject:** RE: Whitley Road zoning change

Received, thank you. Your comments will be included in the May 28, 2024 P&Z agenda packet.

**Sarah Hensley | Director of Community Development**  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** [REDACTED]  
**Sent:** Tuesday, May 28, 2024 10:36 AM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Cc:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Subject:** Whitley Road zoning change

Good morning,

I'm writing to voice my objection to a zoning change request on Whitley Road from commercial to high density residential on 4.3 acres.  
We definitely don't need more high density housing, and since part of this property fronts Hwy377 it would be foolish to give up the commercial benefit.  
Please do NOT approve this zoning change.  
Thank you,

Bonnie Dektor  
441 Marlin Lane

(Sarah please forward to P&Z members)



## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: Re-zoned Land on Whitley Road

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**From:** Jeffrey Tipton [REDACTED]  
**Sent:** Monday, May 27, 2024 8:34 PM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Subject:** Re-zoned Land on Whitley Road

Mr. Mayor and Council,

I am in opposition to the proposed re-zoning of 4.3 acres of property from Commercial to Residential. Keller does not need any more high-density housing and all of the infrastructure pressure that goes along with it. I'm asking that you do not allow this re-zoning to move forward.

Sincerely,

Jeff Tipton  
520 Vasey Oak Drive

## Amber Washington

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**From:** Sarah Hensley  
**Sent:** Tuesday, May 28, 2024 8:29 AM  
**To:** Steve O'Fallon  
**Cc:** Amber Washington  
**Subject:** RE: Whitley Road Development

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

### Sarah Hensley | Director of Community Development

P: 817-743-4127

City of Keller, Texas

[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** City of Keller, TX Administrator <webmaster@cityofkeller.com>  
**Sent:** Monday, May 27, 2024 4:42 PM  
**To:** Sarah Hensley <shensley@cityofkeller.com>  
**Subject:** Whitley Road Development

Message submitted from the <City of Keller, TX> website.

**Site Visitor Name:** Steve O'Fallon

**Site Visitor Email:** [REDACTED]

Ms. Hensley,

I'm writing to inform you that my wife and I are completely against the proposal to build 22 homes on a 4.3 acre site on Whitley Road that is coming before the P&Z Committee tomorrow night. Keller already has enough high density housing in the city and does not need more. Please inform the P&Z Committee accordingly.

Thank you,

Steve and Kathy O'Fallon

716 Crater Lake Circle

## Alexis Russell

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**From:** Barbara Nieri [REDACTED]  
**Sent:** Monday, May 27, 2024 4:04 PM  
**To:** Community Development  
**Subject:** Rezoning from commercial to residential on Whitley

We are very opposed to commercial zoning being changed to residential in Keller. The proposed rezoning on Whitley Road is very troubling. We do not need to continue overloading our Keller infrastructure and changing the culture of Keller with projects like this one!

Barbara Nieri  
749 Silver Lake Drive  
Keller, TX 76248

## Amber Washington

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**Subject:** FW: Rezoning of Commercial to Residential on Whitley Road

-----Original Message-----

From: ANDREA RIDDLE [REDACTED]  
Sent: Monday, May 27, 2024 5:09 PM  
To: MayorandCouncil <CityCouncil@cityofkeller.com>  
Subject: Rezoning of Commercial to Residential on Whitley Road

Mayor and Council,

My name is Andrea Riddle and I live in Marshall Ridge off 377. Why do you continue to redone commercial land to residential land in Keller. We already have too many houses as it is. The traffic is getting so bad all hours of the day. Enough is enough. Please don't rezone any more commercial land to residential.

Thank you,

Andrea Riddle

Sent from Andrea Riddle  
(817) 919-3620

## Amber Washington

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**Subject:** FW: Opposition to Proposed High Density in Keller from a tax payer

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**Sent:** Tuesday, May 28, 2024 11:34 AM

**To:** chalmer Mcwilliams [REDACTED]

**Cc:** Amber Washington <awashington@cityofkeller.com>

**Subject:** RE: Opposition to Proposed High Density in Keller from a tax payer

Your comments have been received. Feedback received prior to noon on the day of a meeting is added to the Commissioners' agenda packet and reposted online that afternoon at <https://cityofkeller.legistar.com/Calendar.aspx>, rather than forwarded to their email addresses.

Please note that if you are within the 200 foot buffer around the subject property we will need to know your address and have a signed letter prior to the City Council public hearing on June 18 in order for the opposition to count towards the supermajority vote trigger.

Thank you,

**Sarah Hensley | Director of Community Development**

P: 817-743-4127

City of Keller, Texas

[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** chalmer Mcwilliams [REDACTED]

**Sent:** Tuesday, May 28, 2024 10:47 AM

**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>; Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>

**Subject:** Opposition to Proposed High Density in Keller from a tax payer

Hello Sarah and Our Planning and Zoning Commission of Keller,

Sarah, please forward my email to the Planning and Zoning Commission BEFORE THIS EVENINGS meeting. Please copy me on the forward.

Dear Planning and Zoning Commission of Keller,

As a Keller resident for more than 30 years and a business owner in town, I respectfully request you DENY the request for ANY HIGH DENSITY where it is not already zoned. The burden on our infrastructure needs to be considered when changing how we zone our great city.

You all are in charge of protecting our city, honoring the tax payers requests and rights for the city we live and do business in. The developers are not in charge; and regardless of promises or contributions, rules and zoning must be adhered to for the quality of life and balance of our community.

I trust your decision on HIGH DENSITY will honor the citizens in our community by following the plan, not the suggestions of developers.

Respectfully,

Chalmer McWilliams  
817-821-0113

## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: High Density

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**From:** Ed Yrisarri [REDACTED]  
**Sent:** Monday, May 27, 2024 8:02 PM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Subject:** Fw: High Density

----- Forwarded Message -----

**From:** Ed Yrisarri [REDACTED]  
**To:** TX City of Keller <[rreynolds@cityofkeller.com](mailto:rreynolds@cityofkeller.com)>  
**Sent:** Monday, May 27, 2024 at 05:38:46 PM CDT  
**Subject:** High Density

**In order to emphasize my point, I'm putting my comments in ALL CAPS!  
PLEASE DO NOT DESTROY OUR BEAUTIFUL CITY BY CRAMMING IT WITH HIGH DENSITY  
AREAS AND STRUCTURES.**

**I'm sure you understand the consequential problem with traffic, crowding, and crime. We currently enjoy the peaceful streets and communities in which we live and in which we are not afraid to venture out in public.**

**Please do not disturb our peaceful way of life with overcrowding and the potential for  
horrifically bad consequences!**

**Ed Yrisarri**

**A citizen of over 30-years habitation, and I love it as it is. Please don't make me wish I was somewhere else!**

## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: Whitley Road Proposal

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**From:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Sent:** Tuesday, May 28, 2024 9:33:34 AM  
**To:** [REDACTED]  
**Cc:** Amber Washington <[awashington@cityofkeller.com](mailto:awashington@cityofkeller.com)>  
**Subject:** RE: Whitley Road Proposal

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

Sarah Hensley | Director of Community Development  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

Kelly Ballard, TRMC, CMC  
City Secretary  
Keller, Texas

-----Original Message-----

**From:** Verizon [REDACTED]  
**Sent:** Tuesday, May 28, 2024 9:21 AM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>; [shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)  
**Subject:** Whitley Road Proposal

Dear Council Members, please DO NOT -DO NOT- approve the request to convert the commercial property along Whitley Road to Residential. This community is being overrun with high-density housing. Please reject this proposal. Sarah, please forward this note to the Planning and Zoning Commission before the upcoming P and Z meeting. Thank you all very much.  
Humbly submitted,

Emilio Marianelli

Sent from my iPhone



## Alexis Russell

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**To:** Amber Washington  
**Subject:** RE: land development

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**From:** John Scott [REDACTED]  
**Sent:** Monday, May 27, 2024 7:35 PM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Subject:** land development

Mr Mayor

I urge to not turn Keller into a junk yard with crummy homes that are built on small lots with poor quality and year later become a slum . This is zoned commercial and please do not Tet this land be wasted .

I will be attending city council and bringing friends to voice our resistance.

Thank you for your time and consideration.

John Scott, DO MHA FASA

## Alexis Russell

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**From:** Community Development  
**To:** [REDACTED]  
**Subject:** RE: Hi Density Housing.

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**From:** [REDACTED]  
**Sent:** Monday, May 27, 2024 7:56 PM  
**To:** MayorandCouncil <CityCouncil@cityofkeller.com>; Community Development <communitydevelopment@cityofkeller.com>  
**Subject:** Hi Density Housing.

Please forward to P & Z Committee.

I and many others oppose any more hi- density housing development in the city, especially in areas zoned commercial. we don't need this in Keller. More commercial development is desirable, not more infrastructure problems.  
Use your brains and not your wallets.  
What's good for Keller? Not this. You were elected to do the right thing.

Kevin

## Amber Washington

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**From:** Sarah Hensley  
**Sent:** Tuesday, May 28, 2024 8:50 AM  
**To:** Ray Irizarry  
**Cc:** Amber Washington  
**Subject:** RE: Whitley Road

Received, thank you.

Your comments will be included in the May 28, 2024 P&Z agenda packet.

### Sarah Hensley | Director of Community Development

P: 817-743-4127

City of Keller, Texas

[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** Ray Irizarry [REDACTED]  
**Sent:** Monday, May 27, 2024 3:49 PM  
**To:** MayorandCouncil <CityCouncil@cityofkeller.com>; Sarah Hensley <shensley@cityofkeller.com>  
**Subject:** Whitley Road

I am writing my concerns about the proposed development of the Whitley road conversion of 4.3 acres to hold 22 new residences. This is considered high density which does not conform to the Keller small town feel. Please consider that this brings more traffic and demands more infrastructure. To make clear, as a concerned citizen, I implore our city government to no longer consider this or **any other future high density** developments especially if it has not already been zoned that way.

I ask Sarah to make sure this gets to the P&Z committee for Tuesday's meeting.

Regards  
Ray Irizarry  
Concerned citizen

Hello,

We wanted to write to the Keller Zoning Board to express our objection to the proposed development of 22 Patio Homes at 1212 Whitley Road.

Our objection to the rezoning is for the following reasons:

-The increased traffic congestion on Whitley. This will cause more vehicles to cut thru Foxford Drive to get to Rapp Road.

-22 Patio homes may result in low cost housing that will affect our home values. It may also mean a more likelihood of owner/investors who just rent out the location as opposed to actually residing and having a stake in Keller.

-Possible school redistricting as a result of the added community.

Please note that when Flanigan Hill was initially designed Foxford Drive was supposed to have been a Cul de sac but changed due to the assumption that the proposed area on Whitley would be zoned commercial. If there is any approval rezoning of the proposed lot, we would like to first address Foxford Drive. This may mean building or blocking off the north entrance of Foxford drive to prevent traffic overflow. If you need further information you can request to look at the initial blueprint design of Flanigan Hill.

Thank you for taking our view point into consideration!

Selwyn Elakattu  
Selwyn Elakattu

Aileen Elakattu  
Aileen Elakattu

208 Foxford Dr.  
Keller TX 76248

208 Foxford Dr  
Keller TX 76248  
5/25/24

Hello,

We wanted to write to the Keller Zoning Board to express our objection to the proposed development of 22 Patio Homes at 1212 Whitley Road.

Our objection to the rezoning is for the following reasons:

-The increased traffic congestion on Whitley. This will cause more vehicles to cut thru Foxford Drive to get to Rapp Road.

-22 Patio homes may result in low cost housing that will affect our home values. It may also mean a more likelihood of owner/investors who just rent out the location as opposed to actually residing and having a stake in Keller.

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OS-23-24  
Khamsing Phanthamany,  
201 FOX FORD DR  
KELLER TX 76248.

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Steven Schrock  
Deanna Schrock

Stu J. Schrock 5/24/24  
Deanna Schrock 5/24/24

209 Foxford dr  
Keller TX 76248

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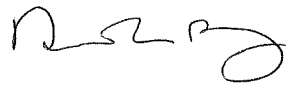
Thank you for taking our view point into consideration!



Randy Bray

204 Foxford Drive

Keller, TX 76248



NICOLE BRAY

5-28-2024

mayorandcouncil@cityofkeller.com

Mayor Mizani, and members of the Planning and Zoning Commission scheduled to meet this evening.

The residents of Keller do **NOT** want ANY MORE high density development where is not already zoned.

- Traffic has significantly increased. We **DO NOT** want hundreds of added vehicles on our roads.
- We **DO NOT** want to put more burden on our water supply, first responders, roads, and sewer system.
- **DO NOT** change current zoning to create a less desirable city.

Thank you in advance for protecting Keller's Small-town Feel.

Respectfully,

G. Shepherd



## Amber Washington

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**Subject:** FW: Whitley housing mtg today

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**From:** Sarah Hensley <shensley@cityofkeller.com>  
**Sent:** Tuesday, May 28, 2024 3:11 PM  
**To:** Jessica Herrera <[REDACTED]>  
**Cc:** Amber Washington <awashington@cityofkeller.com>  
**Subject:** RE: Whitley housing mtg today

Ms. Herrera,

Your comments have been received and forwarded to the Planning and Zoning Commission. Please note the Commission's public hearing on the proposed Whitley Springs development is scheduled for **today** at 7 p.m. If the Commission takes action on the item, it will go on to City Council for consideration and final determination on June 18.

Please also note that if you are within the 200-foot buffer around the subject property we will need to know your address and have a signed letter prior to the City Council public hearing on June 18 in order for the opposition to count towards the supermajority vote trigger.

Thank you,

Sarah Hensley | Director of Community Development  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

Sarah Hensley | Director of Community Development  
P: 817-743-4127  
City of Keller, Texas  
[www.cityofkeller.com](http://www.cityofkeller.com)

-----Original Message-----

**From:** Jessica Herrera <[REDACTED]>  
**Sent:** Tuesday, May 28, 2024 1:54 PM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>; Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Subject:** Whitley housing mtg today

Dear Ms. Hensley,

Good afternoon!

I understand there is an imminent decision regarding land development on Whitley Road and write to share my opinion on the matter.

Certainly, I am not the only person against changing the zoning of land from commercial to residential.

Would you please kindly forward this email to the Planning and Zoning Commission before their meeting tomorrow night?

Please inform them I oppose any more high density housing in 76248 and 76244 - apartments as well as zero lot line homes - where land is not already zoned as residential.

As I understand, a developer aims to squeeze 22 houses on 4.3 acres of land on Whitley Road near the Lutheran church. The land is currently zoned commercial.

If this passes, who is to say that future developers won't attempt to change zoning on Whitley and further the over-crowding?

Keller doesn't need to turn anymore commercial property into residential. It's disappointing enough that the council unanimously allowed 31 homes on 10.9 acres of commercial land last October.

Traffic is already thick along 377/Whitley/Bear Creek and Keller does not need more cars on the road.

Have we forgotten the recent tragedy of a driver hitting a young, female pedestrian along Bear Creek Road near the park? That's not far from the proposed Whitley development.

Keller doesn't need more cars, nor an increased burden on our water supply, first responders, roads, and sewer system.

Thank you, sincerely, for your service and time spent considering the viewpoints of the citizens you serve.

Jessica Herrera

## Amber Washington

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**Subject:** FW: Proposed Whitley Road high density housing development

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**From:** Joan Boyle [REDACTED]  
**Sent:** Saturday, June 1, 2024 8:54:50 AM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Subject:** Proposed Whitley Road high density housing development

PLEASE DO NOT allow the developer to put high density housing into that property on Whitley Road! That property is currently zoned commercial and, since it fronts on 377, it should STAY that way! Keller needs more commercial development which would help our city economically and spread the traffic associated with that area out over the day. High density housing would greatly increase the traffic on 377 at rush hours! You all are already aware of the traffic bottleneck that exists on 377 due to our inability widen it to three lanes coming through the city.

Keller already has more than 70% high density housing!! To protect our wonderful city I don't think we should have any more- certainly NEVER any more apartments!! I hope you've all learned lessons from the mess that is Center Stage! What developers promise, and what actually ensues, are often very different!

Stick to the zoning here, and in ALL future proposals! VOTE THIS DOWN!!

Joan and Jim Boyle  
1262 Oak Hill Rd  
Keller, Tx76248

Sent from my iPad

## Amber Washington

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**Subject:** FW: Expansion on Whitley and Chisholm Oaks

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**From:** Sarah Hensley <shensley@cityofkeller.com>

**Sent:** Monday, June 10, 2024 8:51 AM

**To:** M Allridge [REDACTED]

**Cc:** Amber Washington <awashington@cityofkeller.com>; Kaleena Stevens <kstevens@cityofkeller.com>

**Subject:** RE: Expansion on Whitley and Chisholm Oaks

Your comments have been received, and will be included in the upcoming Planning, and Zoning Commission and City Council agenda packets with the items related to the Whitley Springs and Chisholm Oaks proposed projects.

Please also note that if you are within the 200-foot buffer around one the subject properties we will need to know your address and have a signed letter by 12 p.m. on the day of the City Council public hearing for that item in order for the opposition to count towards the supermajority vote trigger.

Thank you and please let me know if you have any questions.

**Sarah Hensley | Director of Community Development**

P: 817-743-4127

City of Keller, Texas

[www.cityofkeller.com](http://www.cityofkeller.com)

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**From:** M Allridge [REDACTED]

**Sent:** Sunday, June 9, 2024 10:32 AM

**To:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>

**Cc:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>

**Subject:** Expansion on Whitley and Chisholm Oaks

We the citizens of Keller don't want our city turned into Watauga...a city that was highly developed with no thought of how unattractive it would be.

The majority of Keller families have located here because we like both the look and feel of our community.

If it is your quest to overbuild our town and ruin that ambiance, we would ask you what is your goal? Is it just to develop every piece of available land with no vision on what Keller will look like when you've accomplished that?

It is imperative that the correct decisions are made before expanding haphazardly.

Nelson & Maria Allridge

## Amber Washington

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**Subject:** FW: High density development

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**From:** [REDACTED]  
**Sent:** Sunday, June 9, 2024 11:49 AM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Cc:** Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
**Subject:** High density development

Please stop the high density development, this time it is 22 houses on 4.3 acres of land on Whitley Road.

Keller is a great place, but high density housing does not equate to a better Keller. I want Keller to improve, stay great, and keep current, but this is not the direction we need.

Thank you,

Sergio Flores  
21 year Keller resident.

## Amber Washington

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**Subject:** FW: FLUP - please stop high density development

-----Original Message-----

From: Holly Caskey <[REDACTED]>  
Sent: Tuesday, June 11, 2024 3:55 PM  
To: Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>  
Cc: Kaleena Stevens <[kstevens@cityofkeller.com](mailto:kstevens@cityofkeller.com)>  
Subject: Re: FLUP - please stop high density development

We would like to make sure we are not going with the smaller lot size on so many projects. Our main issue is with the smaller lots sizes.

It's really both projects and the FLUP that has changed.

Sent from my iPhone

> On Jun 11, 2024, at 10:32 AM, Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)> wrote:

>

> Hi Holly,

>

> Is there a specific project you wanted your comments included with? We have the Chisholm Oaks project on today's Planning and Zoning Commission agenda, and the Whitley Springs project on the June 18 City Council agenda.

>

> Thank you,

>

> Sarah Hensley | Director of Community Development

> P: 817-743-4127

> City of Keller, Texas

> [www.cityofkeller.com](http://www.cityofkeller.com)

>

>

>

> -----Original Message-----

> From: Holly Caskey <[REDACTED]>

> Sent: Tuesday, June 11, 2024 9:56 AM

> To: Sarah Hensley <[shensley@cityofkeller.com](mailto:shensley@cityofkeller.com)>; MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>

> Cc: Debbie Bryan <[REDACTED]> Dan Caskey <[REDACTED]>

> Subject: FLUP - please stop high density development

>

>

> Please stop the high density development. We need to go back to larger lot size. Thank you for considering our wonderful town and infrastructure!

>

> Sent from my iPhone

> Effective June 10, 2024, the City of Keller will transition to a new permitting and inspections software system, Enterprise Permitting & Licensing. As part of our commitment to providing you with the best possible service and

streamlining our processes, this transition will eliminate paper applications in favor of fully digitized processes for permitting and plan review, contractor registrations, payments, and code case reporting.

## Amber Washington

---

**Subject:** FW: High density development in Keller

**From:** michael harrison <[REDACTED]>  
**Sent:** Sunday, June 9, 2024 1:05:17 PM  
**To:** MayorandCouncil <[CityCouncil@cityofkeller.com](mailto:CityCouncil@cityofkeller.com)>  
**Subject:** High density development in Keller

Please stop allowing high density development in out City! We are too crowded as it is now.

Thank you

Mike Harrison

817-846-6079 direct

607 Lasalle Drive,

Keller

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