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RESOLUTION NO. 3013

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF KELLER, TEXAS, APPROVING AN AMENDED SITE PLAN FOR CAPITAL ONE BANK, A 8,049 SQUARE-FOOT BANK BUILDING, LOCATED ON A 1.37-ACRE LOT ON THE SOUTHEAST CORNER OF KELLER PARKWAY (FM 1709) AND SOUTH MAIN STREET (U.S. HIGHWAY 377), AT 100 KELLER PARKWAY, BEING LOT 1, BLOCK A, HIBERNIA-KELLER ADDITION, AND ZONED R-OTK (RETAIL-OLD TOWN KELLER OVERLAY), IN THE CITY OF KELLER, TARRANT COUNTY, TEXAS.

WHEREAS, Capital One Bank, owner and Levinson Alcoser Associates, LP., applicant, have submitted a site plan (SP-10-0010), which has been reviewed by the City Staff and recommended for approval with conditions by the Planning and Zoning Commission of the City of Keller.

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, the amended site plan for Capital One Bank, a 8,049 square-foot bank building, located on a 1.37-acre lot on the southeast corner of Keller Parkway (FM 1709) and South Main Street (U.S. Highway 377), at 100 Keller Parkway, being Lot 1, Block A, Hibernia-Keller Addition, and zoned R-OTK (Retail-Old Town Keller Overlay) is hereby approved, attached hereto with Exhibit "A" as amended by Exhibit "B", and incorporated herein as if fully set forth with the following conditions:

1. The variance request to reduce the amount of ornamental trees within the north landscape buffer from eleven (11) ornamental to five (5) ornamental trees shall be allowed.

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2. The variance request to reduce the amount of ornamental trees within the west landscape buffer from seven (7) ornamental trees to four (4) ornamental trees shall be allowed.
3. The variance request to waive the required trees to be added in barren areas within the west landscape buffer shall be allowed.
4. The variance request to waive the required trees within one (1) landscape parking island on the east side of the drive-thru banking lanes shall be allowed.
5. The variance request to waive the required foundation plantings on the north, west, and east sides of the building shall be allowed.
6. All requirements and conditions of Resolution No. 2220, approving the site plan for Hibernia National Bank, shall continue to be applicable.

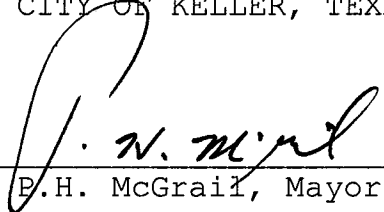
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AND IT IS SO RESOLVED.


Passed and approved by a vote of 3 to 2 on this the 16th day of November, 2010.

CITY OF KELLER, TEXAS

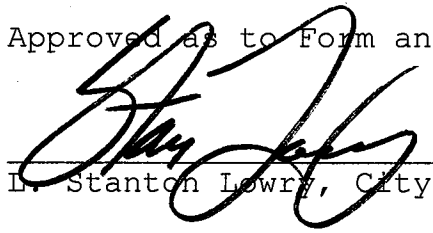
BY:


P.H. McGrail, Mayor

ATTEST:


Sheila Stephens, City Secretary

Approved as to Form and Legality:


L. Stanton Lowry, City Attorney