



# City of Keller

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

## Legislation Text

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**File #:** 20-314, **Version:** 1

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**To:** Planning and Zoning Commission

**From:** Matthew Cyr, Planner I

**Subject:**

Consider approval of a Final Plat for Lots 4R, Block 2 and 5R, Block 3 Arabian Horse Addition being 3.412-acres located approximately 700 feet north of the Elkin Lane Drive and Florence Drive intersection, zoned Single-Family 36,000 square-foot lots (SF-36). Mike Davis and Malcolm Platt, owners/applicants. (P-20-0023)

**Background:**

- These properties were initially platted and approved by City Council on August 17, 1985, as two lots.
- The Applicant is requesting to replat this property to subdivide and create an additional lot.
- Staff has expressed concern over the ability to develop the lot and also protect the drainage easement on Lot 4R2. Public Works has asked the applicant to add language to the plat specifically prohibiting development that impacts the flow capacity upstream.

**Property Description:**

Lots 4R, Block 2 and 5R, Block 3 Arabian Horse Addition being 3.412- acres and encompasses 978 and 969 Elkin Lane.

**Summary:**

The applicant has met all requirements of the UDC for this Minor Subdivision Plat application.

**Alternatives:**

The Planning and Zoning Commission must approve all plats that meet the criteria listed in the UDC and conform to zoning district specifications. The Commission has the following option on this plat.

- **Approve as presented**

**Supporting Documents:**

- Maps: Zoning and Aerial Maps
- Exhibit A: Application
- Exhibit B: Proposed Plat