



**NOTICE OF THE REGULAR MEETING OF THE
KELLER CITY COUNCIL**

TUESDAY, SEPTEMBER 1, 2015

Notice is hereby given of the **Pre-Council Meeting at 5:00 P.M. and the Regular City Council Meeting at 7:00 P.M., on Tuesday, September 1, 2015**, at Keller Town Hall, 1100 Bear Creek Parkway, Keller, Texas. The items listed below are placed on the agenda for discussion and/or action:

PRE-COUNCIL MEETING 5:00 P.M.

A. CALL TO ORDER - Mayor Mark Mathews

B. EXECUTIVE SESSION

1. Section 551.087, Texas Government Code – Deliberation Regarding Economic Development Negotiations.
 - (1) To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or
 - (2) To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision.

B. EXECUTIVE SESSION (continued)

2. Section 551.071, Texas Government Code - Consultation with attorney to seek advice about pending or contemplated litigation or a settlement offer or other matters permitted by such section.
 - a. Hall vs. City of Keller.
 - b. TCEQ Compliance Requirement.
3. Adjourn into Open Meeting.
4. Action on Executive Session Items 1, 2a, and 2b if necessary.

C. WORK SESSION

1. Discuss the naming of the City sponsored holiday event - Holly Days.
2. Discuss amending the Unified Development Code to allow residential fences along the property line in the side yard setback.
3. Discuss and review agenda items.

D. ADJOURN

REGULAR MEETING 7:00 P.M.

A. CALL TO ORDER – Mayor Mark Mathews

B. INVOCATION

C. PLEDGE OF ALLEGIANCE

1. Pledge to the United States Flag
2. Pledge to the Texas Flag – “Honor the Texas Flag: I pledge allegiance to Thee, Texas, one State under God, one and indivisible.”

D. PRESENTATION - None

E. PERSONS TO BE HEARD

This is a time for the public to address the City Council on any subject. However, the Texas Open Meetings Act prohibits the City Council from discussing issues which the public has not been given seventy-two (72) hours notice. Issues raised may be referred to City Staff for research and possible future action.

F. CONSENT

1. Consider approval of the minutes of the Regular City Council Meeting on Tuesday, August 18, 2015.
2. Consider a resolution authorizing the City Manager to execute an Interlocal Agreement between the Cities of Keller, Southlake, Grapevine and Colleyville, Texas, for participation in the Metroport Teen Court Program, effective October 1, 2015.

G. OLD BUSINESS

1. Consider a resolution approving an amendment to the Land Use Element of the City of Keller Master Plan to amend the Future Land Use Plan/Map for approximately 198.2 acres of land, located on the east side of North Main Street (U.S. Hwy. 377) between Mount Gilead Road to the north and Johnson Road to the south. City of Keller, applicant. (LUP-15-0007)

G. OLD BUSINESS (continued)

2. PUBLIC HEARING: Consider an ordinance approving amendments to the City of Keller Unified Development Code (UDC), adopted by Ordinance No. 1746, dated July 7, 2015, by amending Article 4, Development Procedures and Requirements for Application Submittal, and Article 8, Zoning Districts, Development Standards, Tree Preservation, to address minor revisions and corrections within the City's Unified Development Code; providing a conflicting ordinance clause; authorizing publication; and establishing an effective date. City of Keller, applicant. (UDC-15-0008)

H. NEW BUSINESS

1. PUBLIC HEARING: Consider an ordinance approving a Specific Use Permit (SUP) for Legend's Car Wash, a proposed 5,178 square-foot automatic car wash with self-service vacuum stations, on an approximately 1.42-acre tract of land, located on the south side of Keller Parkway (F.M. 1709), approximately 500 feet east of Bourland Road/Anita Drive, at 788 Keller Parkway, being a portion of land out of the Pamela Allen Survey, Abstract No. 28, and zoned R (Retail). Amicus Development Group, LLC., applicant. Estate of Mildred Montgomery, owner. (SUP-15-0008)
2. Consider a resolution adopting the conceptual design for entry portal signage from Babendure Design Group, of Dallas, Texas, for the future use for final design and construction of entry portal signage.
3. Consider a resolution approving a variance to the City of Keller Unified Development Code, Article 8, Zoning Districts, Development Standards, Tree Preservation, Section 8.03 (Q.5.e), Old Town Keller (OTK) Zoning District, Signage requirements, for 238 N. Main Street, a 4,500 square-foot multi-tenant building, located on a 0.29-acre lot on the southeast corner of the North Main Street (U.S. Highway 377) and Lorine Street intersection, being Lots 9 & 10, Block 1, Johnson Addition, at 238 North Main Street, and zoned OTK (Old Town Keller). Mike Lemmon, owner. Shauna VanDyke, applicant. (UDC-15-0013)

H. NEW BUSINESS (continued)

4. Consider a resolution approving variances to the City of Keller Unified Development Code, Article 8, Zoning Districts, Development Standards, Tree Preservation, Section 8.02, Administration, and Article 8, Section 8.07, Off-Street Parking and Loading Requirements, for a carport on a legal non-conforming property, located on 0.23 acres of land on the northeast corner of E. Vine Street and Elm Street, being Tract 9C, out of the Samuel Needham Survey, Abstract No. 1171, at 201 East Vine Street, and zoned Old Town Keller (OTK). Joyce Roach, owner/applicant. (UDC-15-0011)
5. Consider a resolution approving a Preliminary Plat for Ottinger Place, a proposed residential subdivision consisting of eight (8) residential lots and one (1) open space lot, located on a 8.08-acre tract of land, being Tracts 9b and 9b01a out of the Jesse Gibson Survey, Abstract No. 592, located on the east side of Ottinger Road, approximately 1,010 feet north of Knox Road, at 2035 and 2075 Ottinger Road, and zoned SF-36 (Single Family Residential-Low Density-36,000 square foot minimum). Garner Trust, Owner. Silveroak Land Development, applicant. Spry Surveyors, surveyor. Hamilton Duffy, PC, engineer. (PP-15-0005)

I. DISCUSSION – None

J. EXECUTIVE SESSION

1. Section 551.087, Texas Government Code – Deliberation Regarding Economic Development Negotiations.
 - (1) To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or
 - (2) To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision.

J. EXECUTIVE SESSION (continued)

2. Section 551.071, Texas Government Code - Consultation with attorney to seek advice about pending or contemplated litigation or a settlement offer or other matters permitted by such section.
 - a. Hall vs. City of Keller.
 - b. TCEQ Compliance Requirement.
3. Adjourn into Open Meeting.
4. Action on Executive Session Items 1, 2a, and 2b if necessary.

K. ADJOURN

CITY OF KELLER MISSION STATEMENT


Our mission is to support a vibrant community of high quality neighborhoods, thriving businesses and natural beauty by setting the standard for excellence in municipal efficiency, service and innovation.

CERTIFICATE

I hereby certify that the above notice is posted, per the Open Meetings Law, Texas Government Code, Chapter 551, on the official bulletin board at Keller Town Hall, 1100 Bear Creek Parkway, Keller, Texas, on Thursday, August 27, 2015 at 5:00 P.M.



Sheila Stephens, City Secretary

 **Persons with disabilities who plan to attend this public meeting and who may need auxiliary aid or services are requested to contact the ADA Coordinator 48 hours in advance, at 817-743-4041, and reasonable accommodations will be made for assistance.**