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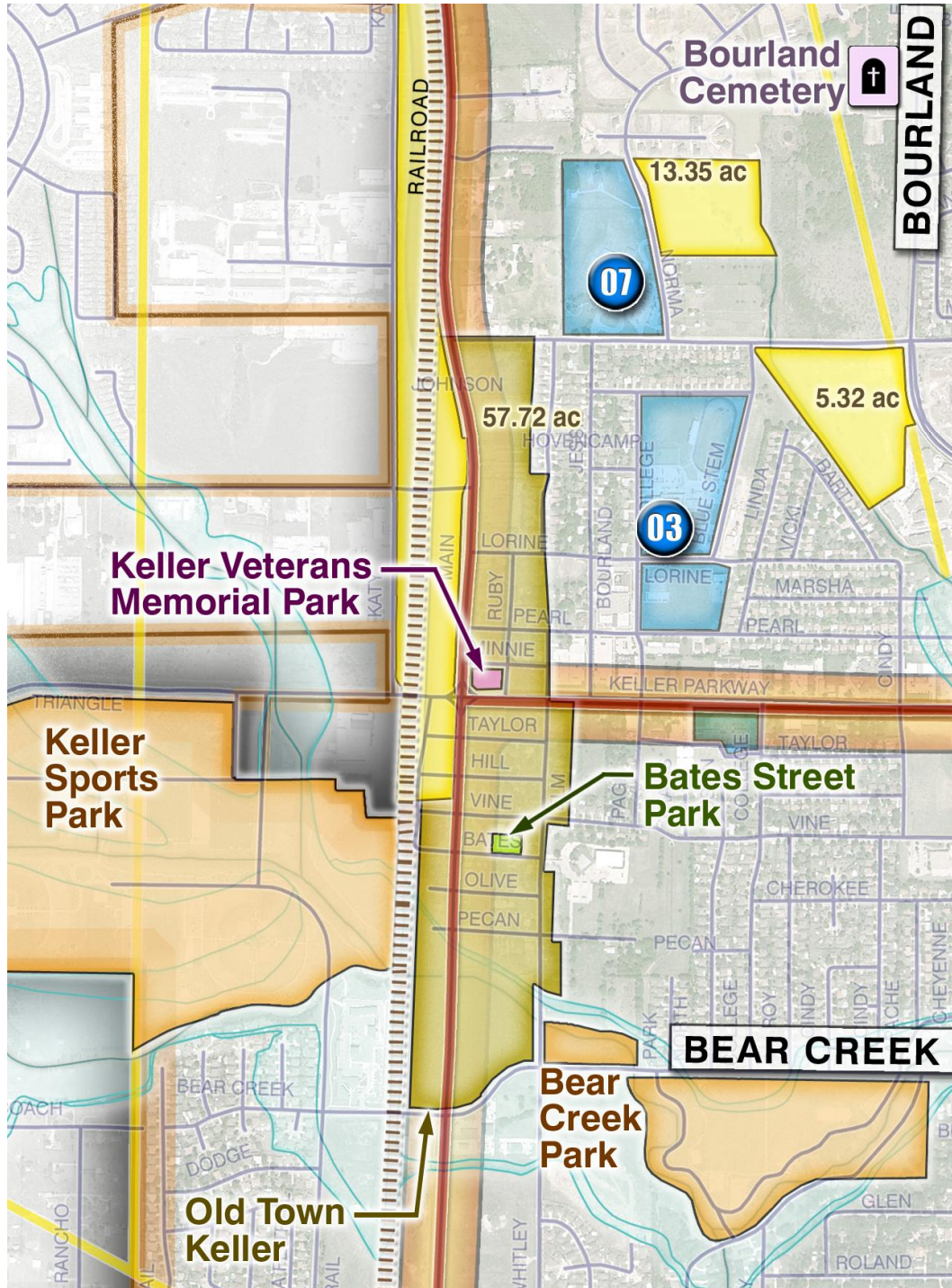

Figure 2.1
Map of "Old Town Keller" Historic Overlay District

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Historic and Cultural Elements

Singular objects and elements of cultural and historical value contribute tremendously to the image and character of a city. In Keller, history is often found in farm buildings and cemeteries.

Farm buildings and pastureland framed by mature trees add positive character to the City of Keller.

Agricultural buildings such as this act as functional, cultural landmarks and add character and calm to the image of the City.

A simple element like an old water storage facility provides an important cultural clue to the land. The preservation of such features adds character and charm to a community.

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Bourland and Mount Gilead Cemeteries

Bourland Cemetery and Mt. Gilead Cemetery are of great historic significance to the City of Keller. The cemeteries and their historic elements link ancestry and a way of life from a bygone era. Preservation and respect is important to allow people today to gain greater understanding of their cultural roots.

Bourland Cemetery, in the northwest part of Keller, is located atop a hill.

The siting of Bourland Cemetery atop a hill affords views in practically every direction.

Early pioneer graves are marked with stones such as those seen at left in Mount Gilead Cemetery. Source: teafor2.com

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**2.4
Brief History of Keller**

When the explorer Domingo Ramon journeyed through this area of north Texas in 1716 he commented, "This day I traveled through a dense wooded region of oaks. The forest was so impenetrable that we could not pass through on horseback without cutting down some of the trees with axes and knives." The reason Ramon struggled with the dense wooded oaks was that this area was then in the middle of a thriving vegetation type called the Cross Timbers.

Where Keller now exists, there would have been a forest of very old, established, low growing post oaks that were extremely difficult to pass through. Early Texas settlers had well-maintained homes built out of lumber brought in from Grapevine, and were able to raise hogs, grow fruits, and plant gardens. The large numbers of oak trees Ramon spoke of turned out to be especially useful when it came to raising hogs, due to their abundant acorn production, and the wild grapes for which the City of Grapevine is named provided settlers with an ample supply of fruit.

This downtown home exemplifies the historic nature Old Town Keller. The clustered mailboxes on posts add to the historic character of the area.

Situated in the northern part of Texas first settled early in the 1850's, the area that would become the City of Keller formed out of the construction of the Texas and Pacific Railway along with a number of other small villages located along the line.

For $200 in 1848 Samuel Needham sold Isaac Roberts 640 acres of land containing the settlement of Double Springs as well as the area where Keller would later be located. In 1852, members of the Lonesome Dove Baptist Church

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in what is now Southlake were sent to establish Mount Gilead Baptist Church in what is now Keller, and as news of the coming railway began to trickle in, so did new residents.

In July of 1881, H.W. Wood gave 40 acres of his land to the public for a town site, becoming known as Athol. With the citizens of Athol hoping for a permanent rail station and stop in their town, and Isaac Roberts' son selling a right-of-way to Texas and Pacific Railway in 1882, a foreman for Texas and Pacific by the name of John Keller urged them to rename the city in his honor if the site became such. Eventually it did and the old name of Athol was abandoned and Keller took its place. Interestingly enough, tradition states that the first train to come through Keller arrived on May 9, 1888, but this date actually occurs before Roberts sold his right-of-way to the rail line. By 1888 a post office had been established for the City, and in 1898 an elementary school was constructed at the corner of Price Street (what is today Keller Parkway) and College Avenue.

In 1980 the City of Keller had a population of 4,555 that has grown to over 37,000 today. Planning for this growth has resulted in construction of a new Town Hall, municipal service center, police station, library and recreation center. The Keller Independent School District (KISD) covers nine cities in the area, including a nine campus school district in Keller with over 20,000 students.

Sources:
1. http://www.tsha.utexas.edu/handbook/online/articles/KK/hgk4.html
2. http://www.cityofkeller.com/history.htm
3. City of Keller brochure, "The History of Keller, Texas".

This historic image provides a glimpse into the life and early days of Keller.

2.5
Demographic Profile of Keller

A key part of the master planning process is to understand the size and the characteristics of the population to be served. Projections and demographic characteristics contained in this section are derived from the NCTCOG estimate adjusted from the 2000 census.

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Population

The City of Keller's current and projected populations for purposes of this Parks Programming Master Plan are as follows:

Table 2.1	
City of Keller Population Projection: 2000-2030	
Year 2000 Population*	27,310 ≈ 27,300
Year 2007 Population (Estimate)**	37,685≈ 37,700
Year 2012 Population (5 year projection)***	40,647 ≈ 40,600
Year 2030 Population (Long term projection)**	51,310 ≈ 51,300

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com
** Data source: City of Keller Website
*** Interpolated using City of Keller data

The projected build-out population for Keller is 51,310 according to the City's projections.

Age of the Population

Keller is dominated by an adult population, as shown in Table 2.2 below:

Table 2.2			
Year 2000 Age and Sex Characteristics*			
Age	**Percent**	**Grouped Percent**	**Age Group**
Toddlers	8.6%	19%	Children
Ages 5-9	10.3%		
Ages 10-14	9.7%	17%	Pre-teens and Teens
Ages 15-19	7.2%		
Ages 20-24	2.6%	14%	Young Adults
Ages 25-34	11.6%		
Ages 35-44	23.1%	39%	Adults
Ages 45-54	15.6%		
Ages 55-59	4.4%	11%	Seniors
Ages 60-64	2.6%		
Ages 65-74	2.8%		
Ages 75-84	1.2%		
85 Years and Over	0.3%		
Male	49.5%	13,597	
Female	50.5%	13,748	

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

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Of the Keller population in 2000, the total numbers of males and females are almost equal.

Population and Housing Units

The population and number of households compare as follows:

Table 2.3 Keller Population and Housing Units 2000-2030					
	2000	**2005**	**2010**	**2020**	**2030**
Population***	27,300*	34,200**	40,100**	45,000**	51,300**
County Population**	1,446,219	1,628,200 (est.)	1,746,082 (est.)	2,047,553 (est.)	2,291,723 (est.)
Households**	9,216	11,539	12,397	13,418	15,583

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com
**Data source: City of Keller Website, 2006.
***Numbers rounded to nearest 100.

Racial Characteristics

Racial characteristics for Keller are shown below:

Table 2.4 Racial Characteristics – Year 2000*	
Race	**Percent**
White Non-Hispanic	90.7%
Hispanic	4.5%
Black/African American	1.4%
Two or More Races	1.1%
American Indian	0.4%
Asian	1.8%
Native Hawaiian and Other Pacific Island	0.0%
Other	0.1%

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

Ancestries: German (18.5%), English (15.3%), Irish (15.1%), United States (10.5%), Italian (4.0%), Scottish (3.0%), French (2.9%), Scotch-Irish (2.7%), Polish (2.1%), Dutch (2.0%).

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Household type, income, size, and number of households:

Table 2.5 Keller Households by Type and Number 2000**	
Total Number of Households	8,827
Family Households	7,853
Households with Children Under 18	4,845
Households with Individuals 65 Years and Older	837

**Data Source: City of Keller Website, 2006.

The value of housing is as follows:

Table 2.6 Keller Housing, Value Statistics 2003-2004**	
2004 Avg. Existing Home Value	$215,000
2004 Avg. New Home Construction Value	$307,792
2004 Avg. New Home Square Footage	4,595 sq. ft.
Avg. Household Income	$90,000
2003 1Q Cost of Living Index	93.9

**Data Source: City of Keller Website, 2006.

Housing ownership types and size:

Table 2.7 Keller Housing, Tenure and Average Size 2000*	
Owner-Occupied Housing Units	8,179
Renter-Occupied Housing Units	648
Average Household Size of Owner-Occupied Units	3.12
Average Household Size of Renter-Occupied Units	2.74

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

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Housing year of construction:

Table 2.8 Keller Housing, Year Built*	
1999 to March 2000	12.2%
1995 to 1998	23.3%
1990 to 1994	16.7%
1980 to 1989	26.9%
1970 to 1979	14.2%
1960 to 1969	2.7%
1940 to 1959	3.3%
1939 or Earlier	0.6%

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

Education in Keller

The educational attainment of Keller residents (25 years and older) is as follows:

Table 2.9 Keller Education Attainment 2000*	
Less than 9th Grade	1.0%
9th to 12th Grade, No Diploma	3.4%
High School Graduate	15.7%
Some College, No Degree	26.7%
Associates Degree	8.6%
Bachelor's Degree	33.7
Graduate or Professional Degree	10.9%
Percent High School Graduate or Higher	95.6%
Percent Bachelor's Degree or Higher	44.6%

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

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Labor Force

Types of employment for Keller residents:

Table 2.10 Keller Business Employment by Type 2000*	
Educational, Health and Social Services	14.8%
Transportation and Warehousing, and Utilities	14.6%
Manufacturing	14.1%
Professional, Scientific, Management, Administrative, and Waste Management Services	11.3%
Retail Trade	9.9%
Finance, Insurance, Real Estate, and Rental and Leasing	8.5%
Arts, Entertainment, Recreation, Accommodation and Food Services	6.1%
Information	4.7%
Wholesale Trade	4.6%
Construction	4.3%
Other Services (Except Public Administration)	3.3%
Public Administration	3.0%
Agriculture, Forestry, Fishing and Hunting, and Mining	0.7%

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

Worker classifications for Keller:

Table 2.11 Keller Classes of Workers 2000*	
Private Wage and Salary Workers	83.7%
Government Workers	10.3%
Self-Employed Workers in Own Not-Incorporated Business	5.9%
Unpaid Family Workers	0.1%

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com

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Household Income

Householder income:

Table 2.12 Income in 1999 by Age of Householder*		
Households	8,811	100%
Householder Under 25 Years	**137**	**1.6%**
Less than $15,000	6	4.4%
$15,000 to $29,000	52	38.0%
$30,000 to $49,000	33	24.1%
$50,000 to $74,999	46	3.6%
$75,000 to $99,999	0	0.0%
$100,000 to $149,999	0	0.0%
$150,000 or more	0	0.0%
Median Household Income	$36,250	
Average Household Income	$37,868	
Householder 25 to 64 Years	**8,022**	**91.0%**
Less than $15,000	90	1.1%
$15,000 to $29,000	429	5.3%
$30,000 to $49,000	645	8.0%
$50,000 to $74,999	1,665	20.8%
$75,000 to $99,999	1,925	24.0%
$100,000 to $149,999	2,029	25.3%
$150,000 or more	1,239	15.4%
Median Household Income	$89,486	
Average Household Income	$103,206	
Householder 65 Years and Older	**652**	**7.4%**
Less than $15,000	58	8.9%
$15,000 to $29,000	143	21.9%
$30,000 to $49,000	148	22.7%
$50,000 to $74,999	127	19.5%
$75,000 to $99,999	83	12.7%
$100,000 to $149,999	72	11.0%
$150,000 or more	21	3.2%
Median Household Income	$46,392	
Average Household Income	$65,442	

*Data source: U.S. Census Bureau, Census 2000 http://www.census.nctcog.com