



**AGENDA**  
Site Development Review Committee  
Regular Meeting  
Tuesday – January 12, 2016  
*Bryan Municipal Building*

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**NEW ITEMS:**

- 1. Site Plan. SP16-01. Mary Branch Elementary.** This is a plan to install a portable building. This site is located at 2040 W Villa Maria Road.  
CASE CONTACT: Stephanie Doland (JLM)  
OWNER/APPLICANT/AGENT: Bryan ISD/Mike Cullen/None Listed  
SUBDIVISION: Villa Maria West
- 2. Site Plan. SP16-02. Fire Station #2.** This is a plan to construct a new fire station. This site is located at 414 Lawrence Street.  
CASE CONTACT: Matthew Hilgemeier (MRD)  
OWNER/APPLICANT/AGENT: City of Bryan/Jennifer Bettiol – Project Manager/BRW Architects  
SUBDIVISION: Mitchell-Lawrence-Cavitt
- 3. Replat. RP16-01. Mitchell-Lawrence-Cavitt.** This is a replat combining multiple lots in order to create lot 1R on 2.22 acres. This site is located on Lawrence Street and Maloney Avenue.  
CASE CONTACT: Matthew Hilgemeier (MRD)  
OWNER/APPLICANT/AGENT: City of Bryan/Same as Owner/Strong Surveying  
SUBDIVISION: Mitchell-Lawrence-Cavitt
- 4. Replat. RP16-02. La Brisa.** This is a replat of lots 15-17 on 1.183 acres. This site is located at 2205 Lobo Drive.  
CASE CONTACT: Stephanie Doland (JLP)  
OWNER/APPLICANT/AGENT: Blake Cathey & Brandon Schielack/Same as Owner/McClure & Browne  
SUBDIVISION: La Brisa
- 5. Final Plat. FP16-01. Sierra Ridge Estates – Phase 2.** This is a final plat for twenty-six lots on 6.16 acres. This site is located on Elkhorn Trail near Tabor Road.  
CASE CONTACT: Randy Haynes (JLP)  
OWNER/APPLICANT/AGENT: Bill Stroman/Same as Owner/Garrett Engineering  
SUBDIVISION: Sierra Ridge Estates
- 6. Final Plat. FP16-02. Phillip's Addition.** This is a final plat of Blocks 30R of the Phillip's Addition on 17.89 acres. This site is located at 801 S Ennis Street.  
CASE CONTACT: Stephanie Doland (JLM)  
OWNER/APPLICANT/AGENT: Bryan ISD/Jeff Windsor/Gessner Engineering  
SUBDIVISION: Phillip's Addition

**7. Special Use. SU16-01. Sterling A&M Apartments.** This is a request to allow encroachment into a public right-of-way for landscaping, irrigation and installation of electrical conduit/fixtures. This site is located at 807 Natalie Street.

CASE CONTACT: Matthew Hilgemeier (JLP)  
OWNER/APPLICANT/AGENT: Sterling – A&M Northgate LLC/Same as Agent/Mitchell & Morgan LLP  
SUBDIVISION: Hyde Park

**8. Conditional Use. CU16-01. Martin’s Subdivision.** This is a request to allow four 4-unit condominium buildings in an area currently zoned South College Business District (SC-B). This site is located at 3411 S College Avenue.

CASE CONTACT: Matthew Hilgemeier (PSE)  
OWNER/APPLICANT/AGENT: JC Wall III/Same as Owner/Gattis Engineering  
SUBDIVISION: Martin’s

**9. Right-of-Way Abandonment. RA16-01. Martin’s Subdivision.** This is a request to abandon 0.196 acres of public right-of-way. This site is located between 3411 & 3501 S College Avenue.

CASE CONTACT: Matthew Hilgemeier (PSE)  
OWNER/APPLICANT/AGENT: JC Wall III/Same as Owner/Gattis Engineering  
SUBDIVISION: Martin’s

**REVISIONS: (May not be distributed to all members)**

**10.Site Plan. SP15-66. Prostar and Howell Services.** This is a revised plan to construct a building with office and warehouse space on 5.440 acres. This site is located at 1430 N. Harvey Mitchell Parkway.

CASE CONTACT: Matthew Hilgemeier (PSE)  
OWNER/APPLICANT/AGENT: Morgan Lane LP/Dory Howell/J4 Engineering  
SUBDIVISION: Prostar Lane

**11.Site Plan. SP15-69. Lubrizol.** This is a revised plan to expand an existing liquid power plant. This site is located at 1331 Independence Avenue.

CASE CONTACT: Randy Haynes (JLM/JLP)  
OWNER/APPLICANT/AGENT: Lubrizol Specialty Products Inc/The Perry Group/Louis Perry & Associates Inc  
SUBDIVISION: Brazos County Industrial Park

**12.Site Plan. SP15-73. Dollar General.** This is a revised plan to construct a Dollar General store. This site is located at 5735 E SH 21.

CASE CONTACT: Stephanie Doland (JLM)  
OWNER/APPLICANT/AGENT: RBA Investments/Jacob Stauffer/J4 Engineering  
SUBDIVISION: Marino Estates Hwy 21 E

**13.Site Plan. SP15-75. Weaver Medical Office.** This is a revised plan to construct a 4,585 square foot medical office building. This site is located on Coppercrest Drive.

CASE CONTACT: Stephanie Doland (MRD)  
OWNER/APPLICANT/AGENT: D’Nae Property Management/D’Nae Weaver/Schultz Engineering  
SUBDIVISION: Park Hudson

**14.Final Plat. FP15-13. Central Church of Christ.** This is a revised final plat to create two lots on 5.43 acres. This site is located at 1600 E 29<sup>th</sup> Street.

CASE CONTACT: Matthew Hilgemeier (PSE)  
OWNER/APPLICANT/AGENT: Central Church of Christ/Same as Owner/Kerr Surveying  
SUBDIVISION: CCOC Addition