



## AGENDA

Site Development Review Committee  
Regular Meeting  
Tuesday – July 19, 2016  
*Bryan Municipal Building*

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### NEW ITEMS:

- 1. Final Plat. FP16-12. Axis Pipe & Tube.** This is a final plat for one lot on 182.731 acres. This property is located at 1451 Louise E. Mikulin Road.  
CASE CONTACT: Martin Zimmermann (JLM)  
OWNER/APPLICANT/AGENT: Axis Pipe & Tube INC/Same as Owner/Tetra Surveys & Appraisals  
SUBDIVISION: Axis Pipe & Tube
- 2. Preliminary Plan. PP16-13. AAA & Family Addition.** This is a preliminary plan for one lot on 0.963 acres. This property is located at 1520 W. 28<sup>th</sup> Street.  
CASE CONTACT: Randy Haynes (PSE)  
OWNER/APPLICANT/AGENT: Shamsuddin Kasam Ali/AAA & Family LLC/Kerr Surveying LLC  
SUBDIVISION: AAA & Family Addition
- 3. Final Plat. FP16-13. AAA & Family Addition.** This is a final plat for one lot on 0.963 acres. This property is located at 1520 W. 28<sup>th</sup> Street.  
CASE CONTACT: Randy Haynes (PSE)  
OWNER/APPLICANT/AGENT: Shamsuddin Kasam Ali/AAA & Family LLC/Kerr Surveying LLC  
SUBDIVISION: AAA & Family Addition
- 4. Replat. RP16-25. Bryan Original Townsite.** This is a proposed replat to combine Lot 7 & and an adjoining 7.5 feet of Lot 6 in Block 121 of the Bryan Original Townsite on 0.23 acres. This site is located at 305 N. Parker Avenue.  
CASE CONTACT: Randy Haynes (JLP)  
OWNER/APPLICANT/AGENT: Emile Chris Lawrence/Same as Owner/Same as Owner  
SUBDIVISION: Bryan Original Townsite
- 5. Right-of-Way Abandonment. RA16-06. Bryan Original Townsite.** This is a request to abandon 0.06 acres of right-of-way in Block 121 of the Bryan Original Townsite. This site is located near 305 N. Parker Avenue.  
CASE CONTACT: Randy Haynes (JLP)  
OWNER/APPLICANT/AGENT: Emile Chris Lawrence/Same as Owner/Same as Owner  
SUBDIVISION: Bryan Original Townsite
- 6. Site Plan. SP16-58. Jack N Jill Donuts.** This is a proposed site plan for a 1,215 square foot building to be used as a donut shop. This site is located at the northeast corner of E. Villa Maria Road and Kent Street.  
CASE CONTACT: Randy Haynes (MRD)  
OWNER/APPLICANT/AGENT: Jack N Jill Donuts Inc/Barry McLeod/M. Cary Houston  
SUBDIVISION: Windover Place

**7. Rezoning. RZ16-11. Living Hope Baptist Church.** This is a request to rezone 9.28 acres from Residential District 5000 (RD-5 to Planned Development – Mixed Use (PD-M). This site is located at 1812 Beason Street.  
CASE CONTACT: Stephanie Doland (JLP)  
OWNER/APPLICANT/AGENT: Living Hope Baptist Church Bryan Inc/Eric Evje/Civil Engineering Consultants  
SUBDIVISION: Kazmeier Gardens

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

**8. Replat. RP16-23. Lily of the Valley Church of God in Christ.** This is a revised replat of Lot 13 in Block 10 of Bryan’s 2<sup>nd</sup> on 0.26 acres. This site is located near the southwest corner of Hall and W. 21<sup>st</sup> Streets.

CASE CONTACT: Randy Haynes (PSE)  
OWNER/APPLICANT/AGENT: Undetermined Owner/Bishop Maurice Green, Jr./Garrett Engineering  
SUBDIVISION: Bryan’s 2<sup>nd</sup>

**9. Replat. RP16-24. Highland Park.** This is a revised replat of several lots in Block 4 of Highland Park in order to create 9 new lots for townhomes on 0.459 acres. This site is located at 4200 Aspen Street & 4201 College Main.

CASE CONTACT: Stephanie Doland (JLP)  
OWNER/APPLICANT/AGENT: Rock Pad LLC/Same as Owner/J4 Engineering  
SUBDIVISION: Highland Park

**10.Preliminary Plan. PP15-04. Edgewater – Phase 2.** This is a revised preliminary plan for 198 lots on approximately 55.55 acres. This site is located near Chick Lane and Autumn Lake.

CASE CONTACT: Martin Zimmerman (JLP)  
OWNER/APPLICANT/AGENT: WBW Land Investments/Bruce Whitis/Yalgo Engineering  
SUBDIVISION: Edgewater

**11.Final Plat. FP15-07. Edgewater – Phase 2.** This is a revised final plat to create 198 lots on 55.55 acres. This property is located near on Chick Lane near Autumn Lake.

CASE CONTACT: Martin Zimmermann (JLP)  
OWNER/APPLICANT/AGENT: WBW Development Group/Bruce Whitis/Schultz Engineering  
SUBDIVISION: Edgewater

**12.Site Plan. SP16-39. Brazos County Clinic & Voter Building.** This is revised site plan for improvements to an existing building. This site is located at 300 E. William Joel Bryan Parkway.

CASE CONTACT: Stephanie Doland (MRD)  
OWNER/APPLICANT/AGENT: Brazos County/Same as Owner/Schultz Engineering LLC  
SUBDIVISION: Bryan Original Townsite

**13.Site Plan. SP16-40. Tommy’s Drive In Gas Station & Washateria.** This is revised site plan for a gas station, washateria, and commercial lease space. This site is located at 1520 W. 28<sup>th</sup> Street.

CASE CONTACT: Randy Haynes (PSE)  
OWNER/APPLICANT/AGENT: AAA & Family LLC/Shamsuddin Maredia/RSK Engineering  
SUBDIVISION: Tommy’s Drive In

**14.Site Plan. SP16-50. Baylor Scott & White Health.** This is a revised site plan for an approximately 10,400 square foot building to be used as a health clinic. This site is located at 2612 W. Villa Maria Road.

CASE CONTACT: Stephanie Doland (JLP)  
OWNER/APPLICANT/AGENT: Baylor Scott & White Health/Same as Agent/Joel Bock, P.E.  
SUBDIVISION: Autumn Lake