



## AGENDA

Site Development Review Committee  
Tuesday – May 31, 2022

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### NEW ITEMS:

- 1. Preliminary Plan. PP22-14. Timber Oaks Subdivision.** Proposed preliminary plan for 57 residential lots on 13.73 acres located behind Foxwood Crossing Subdivision – Phase 3, off Jones Road near its intersection with W Villa Maria Road.  
CASE CONTACT: Katie Williams (BMG)  
OWNER/APPLICANT/AGENT: Wall Development, LLC/Colliers Engineering & Design  
SUBDIVISION: Timber Oaks
- 2. Preliminary Plan. PP22-15. Miramont Subdivision - Section 18.** Proposed preliminary plan for 13 residential lots on 7.7 acres, adjoining the east side of Copperfield Drive, between FM 1179 and Courtlandt Place adjacent to the proposed Miramont Section 19.  
CASE CONTACT: Mitchell Cameron (REG)  
OWNER/APPLICANT/AGENT: Adam Development/Same as Owner/McClure & Browne  
SUBDIVISION: Miramont Subdivision – Section 18
- 3. Replat. RP22-16. 6 at 21 Crossing.** Proposed replat for a one-acre expansion of Aggieland RV Park located along the northbound access road for State Highway 6 between State Highway 21 and Colson Road, addressed as 1640 N Earl Rudder Freeway (SH 6).  
CASE CONTACT: Katie Williams (KCS)  
OWNER/APPLICANT/AGENT: Aggieland RV Park / McClure & Browne  
SUBDIVISION: 6 at 21 Crossing
- 4. Rezoning. RZ22-12. Manor Point.** Proposed request to rezone 21.04 acres from RD-5 Residential 5000 to PD-H – Planned Development Housing to reduce minimum detached residential lot width to 45' from the standard of 50', located between Sandy Point Road and Saunders Street.  
CASE CONTACT: Allison Kay (REG)  
OWNER/APPLICANT/AGENT: Ante Development LLC/ McClure & Browne  
SUBDIVISION: Manor Point
- 5. Site Plan. SP22-32. S Beauty Supply Store.** Proposed site plan to convert the 3,010 square foot shop/warehouse, located between S Texas Avenue and Wayside Drive, to a beauty supply store addressed 508 Avondale Avenue.  
CASE CONTACT: Allison Kay (REG)  
OWNER/APPLICANT/AGENT: Kyu Yol Han & Sung Lee/Galindo Engineers & Planners  
SUBDIVISION: Cavitts Woodland Heights – Phase 1

**REVISIONS:**

- 6. Final Plat. FP22-18. Timber Oaks Subdivision.** Revised final plat for 57 residential lots on 13.73 acres located behind Foxwood Crossing Subdivision – Phase 2 and proposed Phase 3, off Jones Road near its intersection with West Villa Maria Road.  
CASE CONTACT: Katie Williams (BMG)  
OWNER/APPLICANT/AGENT: Wall Development, LLC/Colliers Engineering & Design  
SUBDIVISION: Timber Oaks
- 7. Replat. RP22-14. Mesquite Flats Subdivision (ETJ).** Revised replat for one lot into two lots on 1.99 acres located in the Bryan’s extraterritorial jurisdiction, adjoining the east side of Fazzino Road, southeast of Water Well Road, addressed as 3004 Fazzino Lane.  
CASE CONTACT: Isabel Martinez (KCS)  
OWNER/APPLICANT/AGENT: Alberto Ramirez and Jose De Jesus Zermeno/Jose H. Carmona  
SUBDIVISION: Mesquite Flats
- 8. Site Plan. SP22-13. Texas Avenue C Store.** Revised site plan 9,600 square foot building on the southbound side of Texas Avenue between Russell Drive and Lightfoot Lane located on the northbound side, addressed as 3300 N Texas Avenue.  
CASE CONTACT: Mitchell Cameron (KCS)  
OWNER/APPLICANT/AGENT: Brazos Food Mart LLC/Same as owner/J4 Engineering  
SUBDIVISION: Bice Addition
- 9. Site Plan. SP22-19. First Baptist Bryan.** Revised site plan for a building addition on land located south of the intersection of Freedom Boulevard and Cambridge Drive, and addressed as 3100 Cambridge Drive.  
CASE CONTACT: Katie Williams (KCS)  
OWNER/APPLICANT/AGENT: First Baptist Bryan/EVA Read-Warden/Annie Briscoe, P.E.  
SUBDIVISION: First Baptist Bryan
- 10. Site Plan. SP22-25. Sandy Creek Apartments.** Revised site plan for renovations to an existing multifamily housing development which include the construction of a bus shelter, mail kiosk, and pergola for the pool house, on property adjoining the northeast side of Sandy Point Road, just north of its intersection with Monterrey Street, addressed as 1828 Sandy Point Road.  
CASE CONTACT: Isabel Martinez (REG)  
OWNER/APPLICANT/AGENT: One Forest Park, LTD/DCAS/Loucks Civil Engineering & Land Surveyors  
SUBDIVISION: Forest Park