



## AGENDA

Site Development Review Committee  
Tuesday – February 20, 2024

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### NEW ITEMS:

- 1. Final Plat. FP24-07. Gourd Creek Subdivision - Phase 2.** Final Plat for 80 residential lots on 21.43 acres, located between Chick Lane and Meridian Court.  
CASE CONTACT: Katie Williams (Zachary Kennard)  
OWNER/APPLICANT/AGENT: Shian Cao/McClure & Browne  
SUBDIVISION: Gourd Creek Subdivision – Phase 2
- 2. Master Plan. MP24-01. Falcon Ridge.** Master plan for four phases of detached residential development on 24.13 acres, between North Texas Avenue and Old Hearne Road near Porter's Way, addressed as 2507 North Texas Avenue  
CASE CONTACT: Katie Williams (Eric Blackburn)  
OWNER/APPLICANT/AGENT: Brackmel Development/J4 Engineering  
SUBDIVISION: Falcon Ridge – Ph 1-4
- 3. Preliminary Plan. PP24-04. Gourd Creek Subdivision – Phase 2.** Preliminary plan for 80 residential lots on 21.43 acres, located between Chick Lane and Meridian Court.  
CASE CONTACT: Katie Williams (Zachary Kennard)  
OWNER/APPLICANT/AGENT: Shian Cao/McClure & Browne  
SUBDIVISION: Gourd Creek Subdivision – Phase 2
- 4. Site Plan. SP24-07. HSC Mobile Clinic.** Site plan for a 2,000 square foot covered storage structure, on the north side John Sharp Parkway (SH 47), between W Villa Maria Rd and HSC Pkwy, addressed as 8447 John Sharp Parkway (SH 47).  
CASE CONTACT: Benjamin Johnson (Eric Blackburn)  
OWNER/APPLICANT/AGENT: Texas A&M University/Schultz Engineering  
SUBDIVISION: J H Jones
- 5. Site Plan. SP24-08. Woodson Development.** Site plan for the construction of five mixed-use buildings totaling 24,375 square feet in area. This property adjoins the northwest side of Woodson Drive between College Main Street and Oaklawn Street, addressed as 500-604 Woodson Drive.  
CASE CONTACT: Katie Williams (Eric Blackburn)  
OWNER/APPLICANT/AGENT: Brian & Sonja Kapavik & CzechMex Properties, LLC/Woodson Development/M3 Engineering  
SUBDIVISION: College Oaks

**REVISIONS:**

**6. Replat. RP24-02. Princeville Ct.** Replat of 3 lots into 7 on 4.73 acres located on the east side of Miramont Cir between Copperfield Dr and Inverness Dr.

CASE CONTACT:	Katie Williams (James Hayes)
OWNER/APPLICANT/AGENT:	Adam Development Properties/McClure & Browne
SUBDIVISION:	Miramont Sec 16

**7. Site Plan. SP24-06. BioVeritas.** Site plan for a 4,320 square foot metal structure, adjoining the north side of Mumford Road, generally east of its intersection with North Harvey Mitchell Parkway (FM 2818), addressed as 6150 Mumford Road.

CASE CONTACT:	Katie Williams (James Hayes)
OWNER/APPLICANT/AGENT:	BioVeritas/Carmona Engineering
SUBDIVISION:	Carrabba Terrabon