



CITY OF BRYAN
The Good Life, Texas Style.

AGENDA

Site Development Review Committee
Tuesday – March 14, 2023

NEW ITEMS:

- 1. Easement Release. ER23-01. Beck Plaza.** Proposed release of a blanket public utility easement for the purpose of construction and maintenance of a public road or street, specifically the extension of Beck Street, located on the southwest corner of the intersection of Beck Street and Silkwood Drive.
CASE CONTACT: Mitchell Cameron (Brianna Groves)
OWNER/APPLICANT/AGENT: Bryan-Beck G2K Development/Stephen R. Hollas
SUBDIVISION: Beck Plaza
- 2. Master Plan. MP23-04. ORR Subdivision – Phases 1-2.** Master plan for a non-residential subdivision in the Commercial District (C-3) on 29.08 acres, located at the northeast corner of North Earl Rudder Freeway and Old Reliance Road.
CASE CONTACT: Katie Williams (Zachary Kennard)
OWNER/APPLICANT/AGENT: Maha Hospitality/RME Consulting Engineers
SUBDIVISION: ORR Subdivision – Phases 1-2
- 3. Replat. RP23-04. Blinn College Administrative Office.** Replat of five non-residential lots into one on 87.0 acres extending along both E Villa Maria and E 29th Street, just beyond the terminus of Nash Street, addressed as 2423 Blinn Boulevard.
CASE CONTACT: Katie Williams (Zachary Kennard)
OWNER/APPLICANT/AGENT: Blinn College District/Garza EMC
SUBDIVISION: Blinn College Subdivision
- 4. Site Plan. SP23-04. Blinn College Administrative Building.** Site plan for the construction of 51,589 square foot two-story administrative building located at the terminus of Nash Street, addressed as 2608 E Villa Maria Road.
CASE CONTACT: Katie Williams (Zachary Kennard)
OWNER/APPLICANT/AGENT: Blinn College District/ Kirksey Architecture
SUBDIVISION: Blinn College Subdivision
- 5. Site Plan. SP23-19. Brazos Christian School.** Site plan for the construction of an 11,551 square foot sport center, 17,215 square foot performance arts center, and 6,505 square foot expansion to Building C located on the northwest side of West Villa Maria Road, addressed as 3000 W Villa Maria Road.
CASE CONTACT: Mitchell Cameron (Brianna Groves)
OWNER/APPLICANT/AGENT: Brazos Christian School/McClure and Brown
SUBDIVISION: Brazos Christian School

- 6. Site Plan. SP23-20. Carrabba Terrabon Research Park.** Site plan for the construction of 4,200 Square foot metal structure and 768 square foot locker/restroom located on the north side of Mumford Road, near the intersection of FM 2818 and Mumford Road and addressed as 6150 Mumford Road.
CASE CONTACT: Isabel Martinez (Stuart Skloss)
OWNER/APPLICANT/AGENT: ARA WE OPCO, LLC, LLC/Amence Development, LLC/
SUBDIVISION: Carrabba Terrabon Research Park

REVISIONS:

- 7. Final Plat. FP23-13. Oak Creek Ranch.** Final plat for one lot on 15.5 acres located on the eastern frontage road of Riverside Parkway, located west of Jones road near its intersection of West Villa Maria Road.
CASE CONTACT: Katie Williams (Kelly Sullivan)
OWNER/APPLICANT/AGENT: Oaks on Jones Rd/Mitchell & Morgan
SUBDIVISION: Oak Creek Ranch
- 8. Preliminary Plan. PP22-23. Oak Creek Ranch.** Preliminary plan for two multi-family lots, on 53.87 acres out of the T. J. Wooten Survey, located on the eastern frontage road of Riverside Parkway, located west of Jones road near its intersection of West Villa Maria Road
CASE CONTACT: Katie Williams (Kelly Sullivan)
OWNER/APPLICANT/AGENT: E&F Development/Mitchell & Morgan
SUBDIVISION: Oak Creek Ranch
- 9. Rezoning. RZ23-06. Manor Point.** Request to amend the current Planned Development – Housing District (PD-H) on 21.04 acres to further reduce lot size to 40 foot wide detached residential lot, located between Sandy Point Road and Saunders Street.
CASE CONTACT: Allison Kay (Zachary Kennard)
OWNER/APPLICANT/AGENT: Ante Development LLC/ McClure & Browne
SUBDIVISION: Manor Point
- 10. Site Plan. SP23-11. Dollar Tree.** Site Plan for 8,825 square foot dollar tree in the Planned Development District (PD) on 3.17 acres located between Westwood Main and the signaled Walmart drive, addressed as 1642 West Villa Maria Road.
CASE CONTACT: Mitchell Cameron (Stewart Skloss)
OWNER/APPLICANT/AGENT: Crossfulton Investments/Gessner Engineering
SUBDIVISION: Villa Maria Wal-Mart Addition