



## AGENDA

Site Development Review Committee  
Tuesday – July 25, 2023

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### NEW ITEMS:

- 1. Preliminary Plan and Final Plat. PP23-23 and FP23-28. 2818 Green Crossing.** Preliminary plan and final plat for one lot, being 2.77 acres of land, located at the west corner of the intersection of North Harvey Mitchell Parkway and Smith Lake Boulevard.  
CASE CONTACT: Mitchell Cameron (Eric Blackburn)  
OWNER/APPLICANT/AGENT: STTC, LLC./J4 Engineering  
SUBDIVISION: Green Crossing
- 2. Final Plat. FP23-27. Coker Subdivision.** Final plat for two commercial lots on 4.26 acres, adjoining the south side of Boonville Road, in between Austin's Colony Parkway and Town Square Avenue.  
CASE CONTACT: Mitchell Cameron (Brianna Groves)  
OWNER/APPLICANT/AGENT: The Estates of Donald Coker/Schultz Engineering  
SUBDIVISION: Coker
- 3. Final Plat. FP23-29. Oakmont – Phase 4C.** Final plat for 20 lots on 10.74 acres of land, located at the southeast corner of the intersection of Greenstone Way and Kebler Pass.  
CASE CONTACT: Allison Kay (Kelly Sullivan)  
OWNER/APPLICANT/AGENT: Adam Development Properties/McClure & Browne Eng  
SUBDIVISION: Oakmont – Phase 4C
- 4. Site Plan. SP23-56. Coulter Airfield Hangars.** Site plan for four hangars at Coulter Airfield, located at the east corner of East State Highway 21 and Wallis Road, addressed as 6120 East State Highway 21(SH-21).  
CASE CONTACT: Mitchell Cameron (Brianna Groves)  
OWNER/APPLICANT/AGENT: COB/Don Jackson Construction  
SUBDIVISION: SFA #10
- 5. Rezoning. RZ23-20. Old Reliance.** Request to rezone 91.62 acres from Agricultural-Open District (A-O) to Planned Development – Housing District (PD-H), adjoining the south side of Old Reliance Road, generally east of Rudder Pointe Parkway.  
CASE CONTACT: Allison Kay (Kelly Sullivan)  
OWNER/APPLICANT/AGENT: New American Dream, LTD./Colliers Engineering & Design  
SUBDIVISION: John Austin

### REVISIONS:

- 6. Master Plan. MP23-05. Twelve Oaks Reserve (formally The Ranch at Aggieland).** Master plan for Retail District (C-2) and Residential District-5000 (RD-5) lots on 33.77 acres, near the intersection of West Villa Maria Road and Riverside Parkway (SH 47), across from Jones Road.  
CASE CONTACT: Katie Williams (Kelly Sullivan)  
OWNER/APPLICANT/AGENT: Luminous Capital LLC/Kimley-Horn  
SUBDIVISION: Twelve Oaks Reserve (formally The Ranch at Aggieland)

- 7. Final Plat. FP23-26. Majestic Pointe Ph 1.** Final plat for 30 residential lots on 4.98 acres, adjoining the south side of Old Hearne Road, with connection to the proposed Lightfoot Lane within Sage Meadow Subdivision Ph 1, between Woodknoll Drive and Glacier Drive.  
CASE CONTACT: Allison Kay (Brianna Groves)  
OWNER/APPLICANT/AGENT: Contreras Construction Co Inc/ McClure & Browne Eng  
SUBDIVISION: Majestic Pointe – Phase 1
- 8. Replat. RP23-16. Pagosa Springs Subdivision – Phase 2.** Replat of a portion of Milton Darwin’s Subdivision to include additional unplatted property for 72 residential lots on 14 acres, generally south of West 28<sup>th</sup> Street between Cunningham Lane and Scanlin Street.  
CASE CONTACT: Katie Williams (Zachary Kennard)  
OWNER/APPLICANT/AGENT: S.E. Investments, LLC/McClure & Browne Eng  
SUBDIVISION: Pagosa Springs – Phase 2
- 9. Replat. RP23-22. Traditions – Phase 19.** Replat to reduce common area within the 19.315 acre residential development, located near the intersection of South Traditions Drive and Traditions Boulevard.  
CASE CONTACT: Allison Kay (Brianna Groves)  
OWNER/APPLICANT/AGENT: Traditions Acquisition Partnership LP/Schultz Engineering  
SUBDIVISION: Traditions – Phase 19
- 10. Replat. RP23-23. Batte’s Church Addition.** Replat of four lots into one on 1.14 acres, located off Hall Street and West 21<sup>st</sup> Street, address as 606 North Reed Street.  
CASE CONTACT: Mitchell Cameron (Kelly Sullivan)  
OWNER/APPLICANT/AGENT: Lily of the Valley Church of God in Christ/McClure & Browne  
SUBDIVISION: Batte’s Church Addition
- 11. Replat. RP23-26. 1819 San Antonio Street.** Replat to create one lot, including 20 feet of street right-of-way for San Antonio Street proposed to be abandoned, adjoining the west side of San Antonio Street between East William Joel Bryan Parkway and East Villa Maria Road  
CASE CONTACT: Mitchell Cameron (Eric Blackburn)  
OWNER/APPLICANT/AGENT: City of Bryan/Jimmy Ford/Baseline Surveyors  
SUBDIVISION: Wilson Heights (*to be Ford Tri-Motor*)
- 12. Replat. RP23-29. Thomas Heights Addition.** Replat of one residential lot into two, located off Leonard Road between Bittle Lane and Richard Street, addressed as 1008 Alice Street.  
CASE CONTACT: Allison Kay (Eric Blackburn)  
OWNER/APPLICANT/AGENT: Alice Rogers/J4 Engineering  
SUBDIVISION: Thomas Heights Addition
- 13. Site Plan. SP23-07. Tabor Road Truck Stop.** Site plan for the construction of 8,250 square foot convenience store and truck stop, located off North Earl Rudder Freeway and Tabor Road, addressed as 3405 Tabor Road.  
CASE CONTACT: Mitchell Cameron (Zachary Kennard)  
OWNER/APPLICANT/AGENT: Firdous Ali/Mario E Lanza  
SUBDIVISION: Woodville Acres - Phase 3
- 14. Site Plan. SP23-30. Oaks at Jones Road.** Site plan for a multi-family development on 15.5 acres, located off Jones Road between Leonard Road and West Villa Maria Road.  
CASE CONTACT: Katie Williams (Kelly Sullivan)  
OWNER/APPLICANT/AGENT: Oaks on Jones Rd/Mitchell & Morgan  
SUBDIVISION: Oak Creek Ranch

**15. Site Plan. SP23-45. Pena RV Storage Park.** Site plan of a 0.66-acre parking lot for RV storage, located southeast of its intersection with West State Highway 21 (SH 21), addressed as 2902 West 28<sup>th</sup> Street.  
CASE CONTACT: Isabel Martinez (Sam Vernon)  
OWNER/APPLICANT/AGENT: Richard Pena/Galindo Engineers & Planners, Inc.  
SUBDIVISION: Get-N-Go

**16. Rezoning. RZ22-06. Richard Carter.** Request to rezone 93.95 acres from Agricultural-Open District (A-O) to Planned Development – Mixed Use District (PD-M) for a potential multi-use development along the northbound frontage road of North Earl Rudder Freeway (SH 6) near Briarcrest Drive.  
CASE CONTACT: Allison Kay (Kelly Sullivan)  
OWNER/APPLICANT/AGENT: Burton Creek Ventures, LLC/Mitchell & Morgan  
SUBDIVISION: Richard Carter