



AGENDA

Site Development Review Committee

Tuesday – October 31, 2023

NEW ITEMS:

- 1. Final Plat. FP23-41. Twelve Oaks Reserve Subdivision.** Final plat for a mixed-use subdivision on 26.33 acres, near the intersection of West Villa Maria Road and John Sharp 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 Subdivision
- 2. Final Plat. FP23-42. Reveille Park Subdivision – Phase 1.** Final Plat for 34 non-residential lots on 31.8 acres adjoining the north side of State Highway 30, between Winding Creek and Hardy Weedon Road.
CASE CONTACT: Katie Williams (Kelly Sullivan)
OWNER/APPLICANT/AGENT: B/CS Leasing/McClure and Browne Engineering
SUBDIVISION: Reveille Park – Phase 1
- 3. Master Plan. MP23-11. Reveille Park Subdivision and Reveille Estates Subdivision.** Revised Master Plan for mixed-use development consisting of six residential and two non-residential phases on 102.33 acres adjoining the north side of State Highway 30, between Winding Creek and Hardy Weedon Road.
CASE CONTACT: Katie Williams (Kelly Sullivan)
OWNER/APPLICANT/AGENT: B/CS Leasing/Same as owner/McClure & Browne Engineering
SUBDIVISION: Reveille Business Park - ETJ
- 4. Replat. RP23-43. Highland Park Subdivision – Phase 2.** Replat of two residential lots into one within the Midtown-Corridor (MT-C) zoning district at the corner of Oaklawn Street and Clay Street, addressed as 4104 Oaklawn Street.
CASE CONTACT: Benjamin Johnson (Eric Blackburn)
OWNER/APPLICANT/AGENT: 4104 Oaklawn St/McClure & Browne Engineering
SUBDIVISION: Highland Park - Phase 2
- 5. Rezoning. RZ23-27. Rudder Pointe Subdivision.** Request to amend a previously approved Planned Development (PD) to add 42.1 acres to the existing 127-acre residential development north of Old Reliance Road.
CASE CONTACT: Benjamin Johnson (Kelly Sullivan)
OWNER/APPLICANT/AGENT: BORD Development/McClure & Browne
SUBDIVISION: Rudder Pointe

REVISIONS:

- 6. Conditional Use Permit. CU23-04. 3168 E 29th Street.** Request to construct a three-story self-storage facility with office space in the Retail District (C-2) on 3.21 acre located at the corner of Goessler Road and East 29th Street, addressed as 3168 E 29th Street.
CASE CONTACT: Mitchell Cameron (Zachary Kennard)
OWNER/APPLICANT/AGENT: Robert L Moore/Robert F Wheless
SUBDIVISION: The Grove – Phase 2
- 7. Conditional Use Permit. CU23-11. 1201 North Houston.** Conditional Use Permit request for one two-story duplex on 0.19 acres at the corner of East 15th Street and North Houston Avenue, addressed as 1201 North Houston Avenue.
CASE CONTACT: Katie Williams (Brianna Groves)
OWNER/APPLICANT/AGENT: DWM Properties/Galindo Engineers & Planners, Inc.
SUBDIVISION: Mosley – Phase 3
- 8. Final Plat. FP23-32. Pleasant Hill Section 3 - Phase 1.** Final Plat for 103 residential lots on 19.97 acres, located between North Harvey Mitchell Parkway and Pleasant Hill Road.
CASE CONTACT: Mitchell Cameron (Kelly Sullivan)
OWNER/APPLICANT/AGENT: WBW Single Land Investment/Yalgo Engineering
SUBDIVISION: Pleasant Hill Section 3 – Phase 1
- 9. Master Plan. MP23-10. Manor Point Subdivision – Phase 1 and 2.** Master plan of 51 residential lots on 13.89 acres north side of Sandy Point Road and south of Saunders Street between State Highway 21 and Hilton Road, across Sandy Point Road from the Brazos County Detention Facility.
CASE CONTACT: Katie Williams (Eric Blackburn)
OWNER/APPLICANT/AGENT: Ante Development LLC/McClure & Browne
SUBDIVISION: Manor Point – Phase 1-2
- 10. Preliminary Plan. PP23-33. Manor Point Subdivision – Phase 1 and 2.** Preliminary plan of 51 residential lots on 13.89 acres on the north side of Sandy Point Road and south of Saunders Street between State Highway 21 and Hilton Road, across Sandy Point Road from the Brazos County Detention Facility.
CASE CONTACT: Katie Williams (Eric Blackburn)
OWNER/APPLICANT/AGENT: Ante Development LLC/McClure & Browne
SUBDIVISION: Manor Point – Phase 1-2
- 11. Preliminary Plan. PP23-34. Twelve Oaks Reserve Subdivision.** Preliminary plan for a mixed use subdivision on 33.77 acres, near the intersection of West Villa Maria Road and John Sharp 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 Subdivision
- 12. Preliminary Plan. PP23-35. Reveille Park Subdivision – Phase 1.** Preliminary plan for 34 detached residential development lots on 31.8 acres adjoining the north side of State Highway 30, between Winding Creek and Hardy Weedon Road.
CASE CONTACT: Katie Williams (Kelly Sullivan)
OWNER/APPLICANT/AGENT: B/CS Leasing/McClure and Browne Engineering
SUBDIVISION: Reveille Park – Phase 1

- 13. Preliminary Plan & Final Plat. PP23-30 & FP23-37. Mosley Subdivision – Phase 3.** Preliminary plan and final plat of two residential lots on .18 acres at the corner of East 15th Street and North Houston Avenue, addressed as 1201 North Houston Avenue.
CASE CONTACT: Katie Williams (Brianna Groves)
OWNER/APPLICANT/AGENT: DWM Properties/Galindo Engineers & Planners, Inc.
SUBDIVISION: Mosley Subdivision
- 14. Preliminary Plan. PP23-26. Oakmont Subdivision – Phase 7.** Preliminary plan for 97 residential lots on 24.9 acres, located southeast of the intersection of Pendleton Drive and Beacon Heights Drive.
CASE CONTACT: Benjamin Johnson (Kelly Sullivan)
OWNER/APPLICANT/AGENT: Adam Development/McClure and Browne Engineering
SUBDIVISION: Oakmont Subdivision – Phase 7
- 15. Replat. RP22-36. 1207 East 27th Street.** Replat of three lots into two on 0.41 acres, located between South Coulter Drive and S Dillard Street, address as 1207 East 27th Street.
CASE CONTACT: Mitchell Cameron (Brianna Groves)
OWNER/APPLICANT/AGENT: Juan & Elizabeth Vela/ Jesus Palomares/Atwell, LLC
SUBDIVISION: Coulter’s East Side
- 16. Replat. RP23-42. 1006 Hall Street.** Proposed replat to create one new detached residential lot from portions of two lots located on Hall Street between West 17th Street and West 18th Street, addressed as 1006 Hall Street.
CASE CONTACT: Benjamin Johnson (Brianna Groves)
OWNER/APPLICANT/AGENT: Belsan Construction/McClure & Browne
SUBDIVISION: J.A. Chews Subdivision
- 17. Site Plan. SP23-40. 1500 Newton Street.** Site plan for the construction of a coffee shop, located at the corner of West State Highway 21 and Newton Street, addressed as 1500 Newton Street.
CASE CONTACT: Mitchell Cameron (Zachary Kennard)
OWNER/APPLICANT/AGENT: Jose Luis Mapola Reyes/Daniel Lopez
SUBDIVISION: Jones-Brock
- 18. Site Plan. SP23-47. Sterling Kia.** Site plan of a 22,726 square foot automobile sales and service building, located generally northwest of its intersection with University Drive, addressed as 197 North Earl Rudder Freeway.
CASE CONTACT: Katie Williams (Brianna Groves)
OWNER/APPLICANT/AGENT: Goncloss Realty/Schultz Engineering
SUBDIVISION: Richard Carter