



AGENDA

Site Development Review Committee
Tuesday - 08/11/2026

NEW ITEMS:

1. **Final Plat. FP26-000026. Shops at Carter Creek Ph 1.** Final plat for non-residential and multi-family development zoned PD - Planned Development on approximately 29 acres located between Towne Center Way and University Drive E.
CASE CONTACT: Katie Williams (James Hayes)
OWNER/APPLICANT/AGENT: Burton Creek Ventures, LLC - Atilla Tuna/RME Consulting Engineers - Rabon Metcalf/RME Consulting Engineers - Rabon Metcalf
SUBDIVISION: Shops at Carter Creek Ph 1
2. **Final Plat. FP26-000027. Shorebreak.** Final plat for one approximately 5,400 square-foot residential lot zoned RD-5 Residential District - 5000 located between E 15th Street and E 17th Street, addressed as 1107 Justine Street.
CASE CONTACT: Paige Jackson (Madeleine Maltais)
OWNER/APPLICANT/AGENT: Shorebreak Investments, LLC - Stephen Canon/J4 Engineering - Glenn Jones/
SUBDIVISION: Shorebreak
3. **Site Plan. SP26-000051. Reveille Park Ph 1.** Site plan for an approximately 5,800 square foot office building for JaxSir located between State Highway 30 and Yaupon Trails Drive, addressed as 4305 G. Rollie White Road.
CASE CONTACT: Ben Johnson (Sarah Green)
OWNER/APPLICANT/AGENT: RFD Holdings LLC - /Civil Constructors Inc dba Texcon General Contractors - Benjamin Wall/
SUBDIVISION: Reveille Park Ph 1
4. **Site Plan. SP26-000052. Woodville Acres Ph 1.** Site plan for a new playground within the Primrose Manufactured Home Park located between McKenzie Street and Old Hearne Road, addressed as 2929 Stevens Drive.
CASE CONTACT: Paige Jackson (Sean Smith)
OWNER/APPLICANT/AGENT: Nodel Parks - Kellie Elson/Nodel Parks - Kellie Elson/NP PRIMROSE LLC & TODD REALTY-PRIMROSE PROJECT LLC
SUBDIVISION: Woodville Acres Ph 1
5. **Site Plan. SP26-000053. SH 30 Business Park.** Site plan for a 5.62 acre business park development zoned C-2 Retail District consisting of 8 office /warehouse buildings located between Winding Creek Road (PVT) and Cole Lane, addressed as 1140 State Highway 30.

CASE CONTACT: Mikaela Dickenson (James Hayes)
OWNER/APPLICANT/AGENT: Oxbow Construction LLC - Hank Robertson/J4 Engineering - Glenn Jones/
SUBDIVISION: SH 30 Business Park

REVISIONS:

1. **Final Plat. FP26-000023. Carrabba Industrial Park Ph 10B.** Preliminary plan and final plat for one non-residential lot on 14.73 acres between Boatcallie Road and Roughneck Drive.
CASE CONTACT: Mikaela Dickenson (James Hayes)
OWNER/APPLICANT/AGENT: GRT Interests - Grant Carrabba/J4 Engineering - Glenn Jones/J4 Engineering - Glenn Jones
SUBDIVISION: Carrabba Industrial Park Ph 10B
Attention Departments: Planning Services, Engineering Services,
2. **Replat. RP26-000027. Mystic Oak Ph 1.** Replat to convert two residential lots into eight on 3.94 acres between Candy Lane and Stevens Drive, addressed as 3707 Old Hearne Road.
CASE CONTACT: Paige Jackson (James Hayes)
OWNER/APPLICANT/AGENT: Shabeer Jaffar - Shabeer Jaffar/J4 Engineering - Glenn Jones/J4 Engineering - Glenn Jones
SUBDIVISION: Mystic Oak Ph 1
Attention Departments: Planning Services, Engineering Services, Transportation Engineer, Water Services,
3. **Replat. RP26-000028. Frank Wallace Sr.** Replat of one residential lot into two on 0.55 acres between Graham Drive and Tatum Street, addressed as 402 Wallace Street.
CASE CONTACT: Paige Jackson (Sean Smith)
OWNER/APPLICANT/AGENT: AJ Custom Homes LLC - Moises Mendoza/McClure and Browne Engineering/Surveying, Inc. - Jeff Robertson/McClure and Browne Engineering/Surveying, Inc. - Jeff Robertson
SUBDIVISION: Frank Wallace Sr
Attention Departments: Planning Services, Engineering Services, Transportation Engineer, BTU-Electrical Engineering, Water Services,
4. **Site Plan. SP25-000068. Providence Church.** Site plan for a phased development of the "Providence Church" totaling 11,998 square-feet north of Boonville Road between Colony Hills Drive and Bullinger Creek Drive.
CASE CONTACT: Paige Jackson (Eric Blackburn)
OWNER/APPLICANT/AGENT: Providence Church - Dan Wilkerson/J4 Engineering - Glenn Jones/J4 Engineering - Glenn Jones
SUBDIVISION: Providence Church
Attention Departments: Planning Services, Engineering Services, Transportation Engineer, Building Services, BTU-Electrical Engineering, Solid Waste Group, Water Services, Environmental Services, Fire Services,
5. **Site Plan. SP26-000033. Stephen F Austin.** Site plan for three buildings and an air separation facility totaling 50,288 square-feet on 14.73 acres between Charles Avenue and Tabor Road, addressed as 1096 Boatcallie Road.
CASE CONTACT: Mikaela Dickenson (James Hayes)
OWNER/APPLICANT/AGENT: Messer LLC - Alejandro Gomez Aponte/Messer LLC - Alejandro Gomez Aponte/AECOM - Curtis Columbare

SUBDIVISION: Stephen F Austin

Attention Departments: Planning Services, Engineering Services, Building Services, BTU-Electrical Engineering, Solid Waste Group, Water Services, Environmental Services, Fire Services,

6. **Site Plan. SP26-000047. Maria Kegan.** Site plan to replace the existing gravel parking lot with concrete on 2.21 acres between G Rollie White Road and Winding Creek, addressed as 11183 State Highway 30.

CASE CONTACT: Ben Johnson (Madeleine Maltais)

OWNER/APPLICANT/AGENT: Clark Isenhour Real Estate Services, LLC - Josh Isenhour/Civil Constructors Inc dba Texcon General Contractors - Benjamin Wall/YATA PROPERTIES LLC

SUBDIVISION: Maria Kegan

Attention Departments: Planning Services, Engineering Services, Transportation Engineer, Solid Waste Group, Fire Services, TxDOT,