

Docket Item #6

Development Plan: Midwest Recovery Center Expansion
CD-CPC-2026-00060

July 15, 2026

City Plan Commission

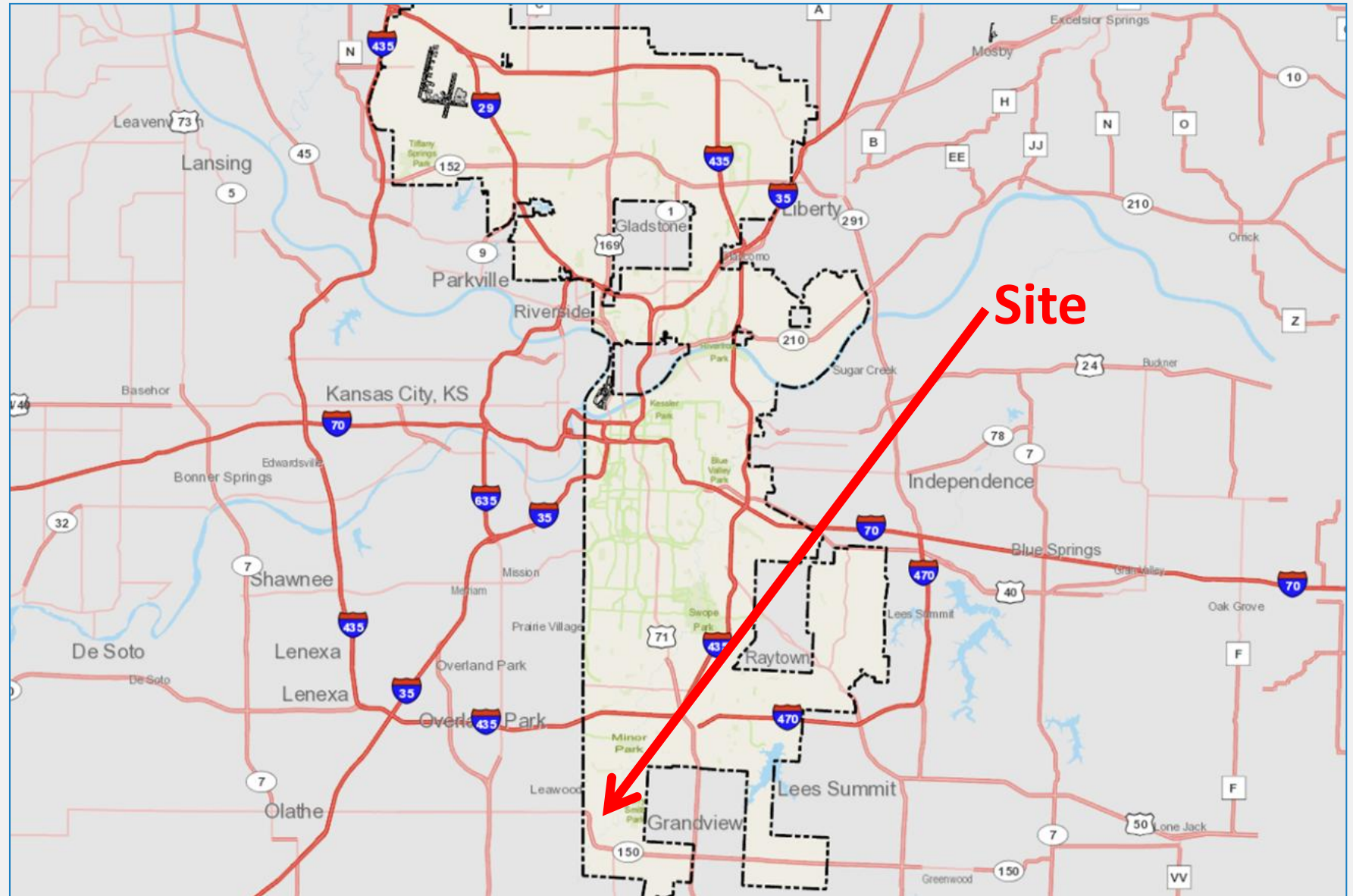




Address:
13645 Holmes

Council District:
6th

Area Plan: Martin City/Richards- Gebaur



Location

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13645 Holmes

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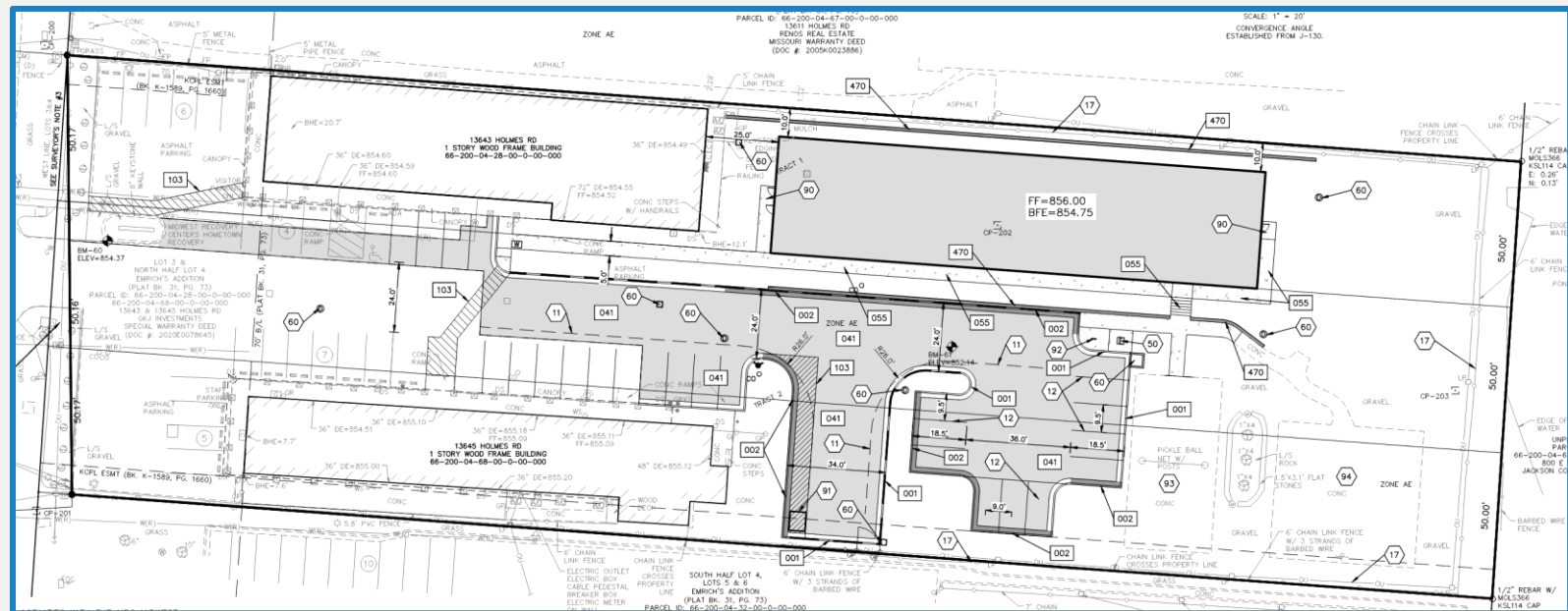


Looking East From Holmes Road (2021)



Development Plan

- Construction of a third building on the site on the eastern portion
- 6,693-square-foot building proposed behind the existing northern building
- 50 parking spaces on site
- Existing Holmes Road access retained, with new pedestrian connections and a striped path to Holmes Road.
- Lots must be consolidated as a condition of approval.



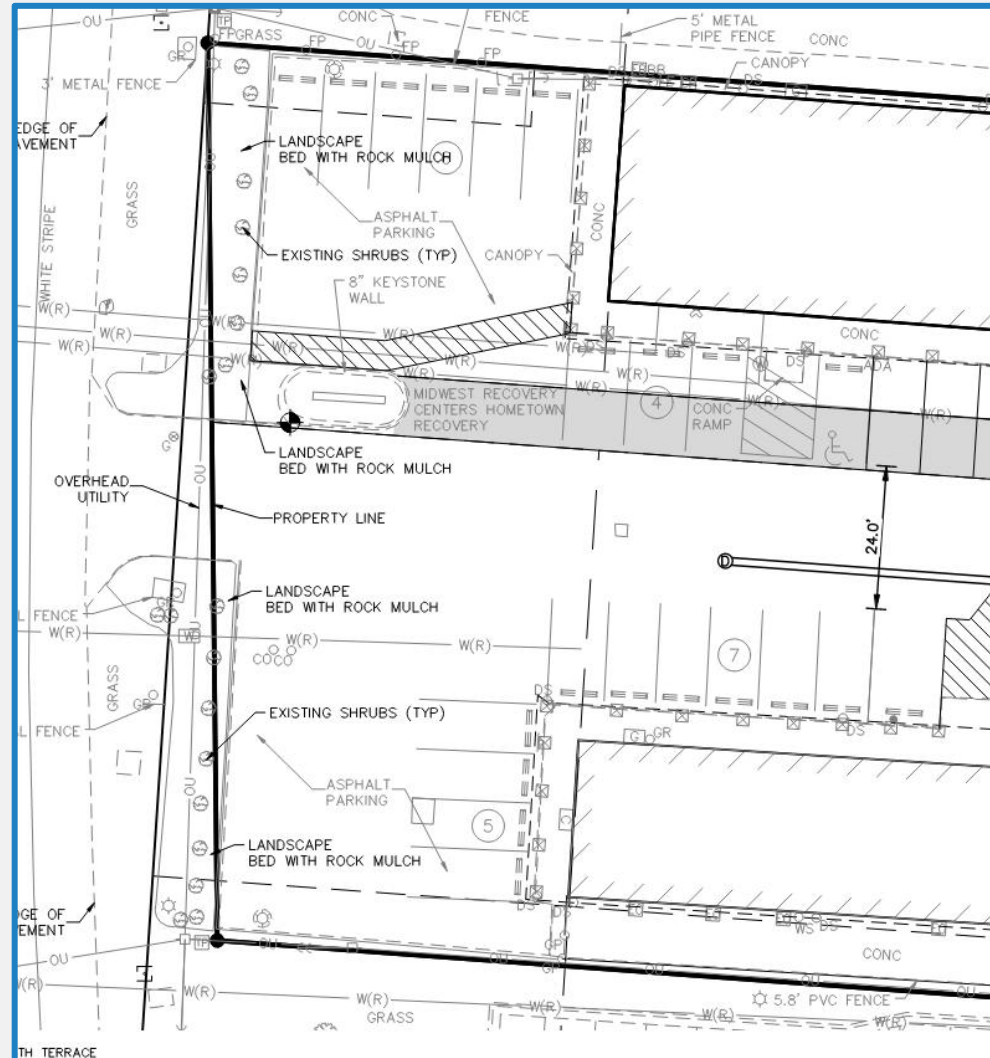
Elevations

- New building will be hardie plank lap siding



Landscape Plan

- Applicant previously installed screening along Holmes Road.
- A condition of approval has been added requiring the applicant to clean the landscape beds in conjunction with the construction of the third building on site.



LOOKING NORTH FROM DRIVE ENTRANCE



LOOKING SOUTH FROM DRIVE ENTRANCE

Public Engagement Summary

- No registered neighborhood associations for this site.
- Public Meeting was held on July 7th.
- No attendees.

Staff Recommendation Docket Item #6

Development Plan

Case No. CD-CPC-2026-00060

Approval with Conditions

Midwest Recovery Center Expansion