



College Station, TX

Meeting Agenda
Housing Plan Advisory Committee
1101 Texas Avenue, College Station, TX 77840
Internet: www.microsoft.com/microsoft-teams/join-a-meeting
Meeting ID: 245 693 325 331 9 | Passcode: HJ7n6GX6
Phone: +1 979-431-4880 | Phone Conference: 620 089 875#

The City Council may or may not attend this meeting.

January 28, 2026	4:00 PM	City Hall Bush 4141 Community Room
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Notice is hereby given that a quorum of the meeting body will be present in the physical location stated above where citizens may also attend in order to view a member(s) participating by videoconference call as allowed by 551.127, Texas Government Code. The City uses a third-party vendor to host the virtual portion of the meeting; if virtual access is unavailable, meeting access and participation will be in-person only.

- 1. Call to order and consideration of absence requests.**
- 2. Agenda Items.**
 - 2.1. Consideration, discussion, and possible action to approve meeting minutes.
Attachments: 1. November 19, 2025
 - 2.2. Presentation, discussion, and possible action regarding Housing Action Plan implementation progress.
 - 2.3. Presentation, discussion, and possible action regarding the Housing Action Plan's Goals, Strategies, and Actions and next steps towards their implementation.
- 3. Adjourn.**

Adjournment into Executive Session may occur in order to consider any item listed on the agenda if a matter is raised that is appropriate for Executive Session discussion.

I certify that the above Notice of Meeting was posted on the website and at College Station City Hall, 1101 Texas Avenue, College Station, Texas, on January 20, 2025 at 5:00 p.m.

Deputy City Secretary

This building is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are asked to contact the City Secretary's Office at (979) 764-3541, TDD at 1-800-735-2989, or email adaassistance@cstx.gov at least two business days prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least two business days prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations.

Penal Code § 30.07. Trespass by License Holder with an Openly Carried Handgun.

"Pursuant to Section 30.07, Penal Code (Trespass by License Holder with an Openly Carried Handgun) A Person Licensed under Subchapter H, Chapter 411, Government Code (Handgun Licensing Law), may not enter this Property with a Handgun that is Carried Openly."

Codigo Penal § 30.07. Traspasar Portando Armas de Mano al Aire Libre con Licencia.

"Conforme a la Seccion 30.07 del codigo penal (traspasar portando armas de mano al aire libre con licencia), personas con licencia bajo del Sub-Capitulo H, Capitulo 411, Codigo de Gobierno (Ley de licencias de arma de mano), no deben entrar a esta propiedad portando arma de mano al aire libre."

Minutes Housing Plan Advisory Committee November 19, 2025

Committee Members Present: Chairperson Geralyn Nolan, Ivas Garcia, June Martin, Brian Yung, Valen Cepak and Aaron Shipp

Committee Members Absent: John Nesmith

City Staff Present: Community Development Administrator David Brower, Community Development Analyst Raney Whitwell, Community Development Analyst Frank Myers, Assistant Director of Planning and Development Services Molly Hitchcock, Principal Planner Heather Wade, Staff Planner Ashley Klein, Staff Assistant Tiffany Romero

1. Call meeting to Order and Introductions

Chairperson Nolan called the meeting to order at 4:06pm.

2. Hear Visitors

There were no visitors present.

3. Agenda Items

3.1 Consideration, discussion, and possible action to approve meeting minutes.

- October 20, 2025
- October 22, 2025

Committee Member Cepak motioned to approve meeting minutes for October 20, 2025, Committee Member Yung seconded the motion, the motion passed 5-0.

Committee Member Cepak motioned to approve meeting minutes for October 22, 2025, Committee Member Yung seconded the motion, the motion passed 5-0.

3.2. Presentation, discussion, and possible action regarding the presentation of Committee recommendations to Council.

Community Development Administrator Brower presented to the board an overview of what he will present to the City Council. Recommendations will include the following:

- Proactively rezone priority areas for townhomes and middle housing providing options to specifically encourage homeownership.
- Reduce or waive fees based on how much the development is dedicated to affordable housing.
- Investigate a tiered system for fees, reduce or waive fees for smaller square footage to incentivize new / future development.

Committee Member Cepak suggested adding what homeownership means to them in terms of workforce and affordable housing.

Chairperson Nolan shared an overview of the topics she wished to address, including the Committee's desire to promote increased homeownership, particularly among young families, retired individuals, and young professionals such as teachers and healthcare workers. She noted that, given their salary levels, these groups could benefit from the proposed recommendations and explained that this is the rationale behind making them.

Committee member Yung stated community and neighborhood integrity is important to this committee when proposing recommendations.

3.3 Presentation, discussion, and possible action regarding the implementation of top-ranked Actions in the Housing Action Plan.

There was general discussion on the process for expediting permitting and rehabilitating existing housing stock. The Committee also discussed providing education on how to purchase and maintain a house.

3.4 Presentation, discussion, and possible action regarding future meetings of the Committee.

Committee Member Yung motioned to hold the next meeting in January, Committee Member Shipp seconded the motion, the motion passed 6-0.

4. Discussion and possible action on future agenda items.

Look more at education and data.

5. Adjourn

Committee Member Cepak motioned to adjourn the meeting, Committee Member Martin seconded, the meeting adjourned at 5:19 p.m.

Approved:

Attest:

Geralyn Nolan, Chairperson

Tiffany Romero, Committee Secretary