



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: January 24, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 9

SUBJECT:

LAND-PLAT-23-11800095 (Hidden Canyon Subdivision Unit 2A P.U.D.)

SUMMARY:

Request by Rajeev Puri, Stone Oak Hidden Canyon LLC, for approval to subdivide a tract of land to establish Hidden Canyon Subdivision Unit 2A P.U.D. Subdivision, generally located northwest of the intersection of Stone Oak Parkway and Canyon Golf Road. Staff recommends Approval. (Victoria Rodriguez Planner, (210)-207-8302 Victoria.Rodriguez@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 9

Filing Date: 1/3/2023

Applicant/Owner: Rajeev Puri, Stone Oak Hidden Canyon LLC

Engineer/Surveyor: Cude Engineers

Staff Coordinator: Victoria Rodriguez, Planner, (210) 207-8302

ANALYSIS:

Zoning: “R-6” Residential Single-Family District

Master Development Plan: 22-11100037 Hidden Canyon, accepted on April 17, 2023.

Acres: 29.518

Number of Residential Lots: 50

Number of Non-Residential Lots: 2

Linear Feet of Streets: 4090.99

Street Type: Private

ISSUE:

Military Awareness Zone: The subject property lies within a recognized Military Notification Area (MNA). In accordance with the executed Memorandum of Understanding (MOU), the City’s Office of Military Affairs and the appropriate Military Installation were notified.

Aquifer Review: The subject property is located within the Edwards Recharge Zone. The Aquifer Protection and Evaluation Section of the San Antonio Water Systems (SAWS) reviewed the proposed project as indicated in the attached report (SAWS Aquifer letter attached). No significant recharge features were observed on this site. The request meets all of the requirements for development over the recharge zone.

ALTERNATIVES:

Per State Law, Section 212.009 and Unified Development Code (UDC), Section 35-432(e), the Planning Commission must approve plats that conform to state law and the Unified Development Code.

RECOMMENDATION:

Staff recommends Approval.