



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: February 12, 2025

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED:

SUBJECT:

LAND-PLAT-24-11800024 (Pecan Springs Unit 4B, P.U.D.)

SUMMARY:

Request by name Taylor Dreiss, Pecan Springs Development Company, LLC. for Brian Trevino and Lisa Trevino, for approval to replat and subdivide a tract of land to establish Pecan Springs Unit 4B, P.U.D., generally located northwest of Anaqua Spring and Toutant Beauregard Road. Staff recommends Approval. (Sarah Esparza, Planner, (210)-207-3339, Sarah.Esparza@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: January 24, 2025

Applicant/Owner: Taylor Dreiss, Pecan Springs Development Company, LLC. for Brian Trevino and Lisa Trevino

Engineer/Surveyor: Matkin Hoover Engineering and Surveying

Staff Coordinator: Sarah Esparza, Senior Planner, (210)207-3339

ANALYSIS:

Zoning: The proposed plat is located outside the city limits of San Antonio; therefore, zoning is not applicable.

Master Development Plan: 23-11100013, Pecan Springs, accepted on February 20, 2024.

Acreage: 26.34

Number of Residential Lots: 13

Number of Non-Residential Lots: 4

Linear Feet of Streets: 2,168

Street Type: Private

ISSUE:

This plat does not include any requests for a variance and conforms to the state law and the Unified Development Code (UDC).

Notices: 6 notices mailed to property owners within 200 feet of area being replatted.

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.