



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: May 22, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED:

SUBJECT:

LAND-PLAT-22-11800748 (Windsong Subdivision)

SUMMARY:

Request by Steven Krasoff, Felder CND Boerne Stage, LLC, for approval to replat and subdivide a tract of land to establish Windsong Subdivision, generally located northeast of the Boerne Stage Road and Boerne Forest Road. Staff recommends Approval. (Joslyn Fischer, Planner, (210)-207-8050, Joslyn.Fischer@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: May 1, 2024

Applicant/Owner: Steven Krasoff, Felder CND Boerne Stage, LLC

Engineer/Surveyor: KFW Engineers & Surveying

Staff Coordinator: Joslyn Fischer, Planner, (210)-207-8050

ANALYSIS:

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

Master Development Plan: NA

Acreage: 43.63

Number of Residential Lots: 150

Number of Non-Residential Lots: 9

Linear Feet of Streets: 5,716

Street Type: Public

ISSUE:

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

Notices: 35 notices mailed to property owners within 200 feet of area being replatted.

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.

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.