



# City of San Antonio

## Agenda Memorandum

**File Number:**  
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**Agenda Item Number:** {{item.number}}

**Agenda Date:** August 14, 2024

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Amin Tohmaz, Interim Director

**COUNCIL DISTRICTS IMPACTED:** ETJ

**SUBJECT:**

LAND-PLAT-23-11800205 (Hunters Ranch Subdivision Unit 16C)

**SUMMARY:**

Request by Logan Marrs, Invictus Land Development LLC, for approval to subdivide a tract of land to establish Hunters Ranch Subdivision Unit 16C, generally located southwest of the intersection of State Highway 211 and Lambda Drive. Staff recommends Approval. (Stephanie Leef, Planner, (210)-207-8270, Stephanie.Leef@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** August 1, 2024

**Owner:** Logan Marrs, Invictus Land Development LLC

**Engineer/Surveyor:** Moy Tarin Ramirez Engineers, LLC  
**Staff Coordinator:** Stephanie Leef, Planner, (210)-207-8270

**ANALYSIS:**

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

**Master Development Plan:** 20-11100053, Hunters Ranch MDP, accepted on June 1, 2021.

**Acreage:** 13.363

**Number of Residential Lots:** 60

**Number of Non-Residential Lots:** 1

**Linear Feet of Streets:** 1,445

**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).

**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.