



# City of San Antonio

## Agenda Memorandum

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

**Agenda Date:** January 10, 2024

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Michael Shannon

**COUNCIL DISTRICTS IMPACTED:** ETJ

**SUBJECT:**

LAND-PLAT-22-11800017 (Gates Subdivision Unit 2)

**SUMMARY:**

Request by Gordon V. Hartman, MEH Holding Company LTD, for approval to replat and subdivide a tract of land to establish Gates Subdivision Unit 2, generally located southwest of the intersection of U.S. Highway 81 and Beck Road. Staff recommends Approval. (Clayton Wallace, Planning Coordinator, (210)-207-7980, Clayton.Wallace@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** November, 20, 2023

**Owner:** Gordon V. Hartman, MEH Holding Company LTD

**Engineer/Surveyor:** KFW Engineers

**Staff Coordinator:** Clayton Wallace, Planning Coordinator, (210)-207-7980

**ANALYSIS:**

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

**Master Development Plan:** 20-11100009, Gates Subdivision MDP, accepted on November 5, 2020.

**Acreage:** 22.38

**Number of Residential Lots:** 123

**Number of Non-Residential Lots:** 3

**Linear Feet of Streets:** 3,974

**Street Type:** Public

**ISSUE:**

**Notices:** 1 notice 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.