



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: June 11, 2025

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 5

SUBJECT:

LAND-PLAT-24-11800481 (921 S. San Augustine Ave)

SUMMARY:

Request by Fernando De Leon, Amram Holdings, LLC, for approval to replat a tract of land to establish 921 S San Augustine Ave Subdivision, generally located northwest of the intersection of Castroville Road and S. San Augustine Avenue. Staff recommends Approval. (Amiah Parson, Planner, (210)-207-5014, Amiah.Parson@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 5

Filing Date: May 21, 2025

Owner: Fernando De Leon, Amram Holdings, LLC

Engineer/Surveyor: One Stop Code Consulting, LLC
Staff Coordinator: Amiah Parson, Planner, (210)-207-5014

ANALYSIS:

Zoning: “R-4” Residential Single-Family District
Master Development Plan: NA
Acreage: 0.1045
Number of Residential Lots: 1
Number of Non-Residential Lots: 0
Linear Feet of Streets: NA
Street Type: NA

ISSUE:

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

Notices: 24 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.