



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: December 13, 2023

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

LAND-PLAT-22-11800432 (Waterwheel Subdivision Unit 8D)

SUMMARY:

Request by Richard Mott, Vice President of Lennar Homes of Texas Land and Construction, Ltd., for approval to replat and subdivide a tract of land to establish Waterwheel Subdivision Unit 8D Subdivision, generally located northwest of the intersection of Landa Falls and Kallison Bend. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: November 21, 2023

Applicant/Owner: Richard Mott, Vice President of Lennar Homes of Texas Land and Construction, Ltd.

Engineer/Surveyor: KCI Technologies, Inc.

Staff Coordinator: Jose Garcia, Senior Planner, (210) 207-8268

ANALYSIS:

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

Master Development Plan: MDP #17-00003 Waterwheel Trails, accepted on September 1, 2017.

Acreage: 0.289

Number of Residential Lots: 3

Number of Non-Residential Lots: N/A

Linear Feet of Streets: N/A

Street Type: N/A

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.