



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: April 24, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 2

SUBJECT:

LAND-PLAT-23-11800431 (J Street IDZ Subdivision)

SUMMARY:

Request by Idowu Ntoka, Ion Homes & Resort USA, LLC, for approval to subdivide a tract of land to establish J Street IDZ Subdivision, generally located northwest of the intersection of J Street and Clark Avenue. Staff recommends Approval. (Amiah Parson, Planner, (210)-207-5014, Amiah.Parson@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 2

Filing Date: April 10, 2024

Owner: Idowu Ntoka, Ion Homes & Resort USA, LLC

Engineer/Surveyor: Urbane Engineer

Staff Coordinator: Amiah Parson, Planner, (210)-207-5014

ANALYSIS:

Zoning: “IDZ-2” Medium Intensity Infill Development Zone

Master Development Plat: NA

Acreage: 0.23

Number of Residential Lots: 6

Number of Non-Residential Lots: 1

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).

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.