



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: ETJ

SUBJECT:

LAND-PLAT-22-11800397 (Flora Meadows Unit 2)

SUMMARY:

Request by Richard Mott, Lennar Homes of Texas Land and Construction LTD, for approval to replat and subdivide a tract of land to establish Flora Meadows Unit 2 Subdivision, generally located southeast of the intersection of Interstate Highway 10 and Liberty 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: April 9, 2024

Owner: Richard Mott, Lennar Homes of Texas Land and Construction LTD

Engineer/Surveyor: Colliers Engineering and Design

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: 21-11100042, Flora Meadows, accepted on February 2, 2022.

Acreage: 11.89

Number of Residential Lots: 121

Number of Non-Residential Lots: 2

Linear Feet of Streets: 1,764

Street Type: Public

ISSUE:

Notices: 2 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.