



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: November 13, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Amin Tohmaz, Interim Director

COUNCIL DISTRICTS IMPACTED: District 3

SUBJECT:

LAND-PLAT-23-11800259 (Ericas Estates Enclave Subdivision)

SUMMARY:

Request by Mark L. Martinez, M3 Developments, INC and Rudy Rendon JR, Onsite Development, LLC, for approval to replat and subdivide a tract of land to establish Ericas Estates Enclave Subdivision, generally located southwest of the intersection of West Ansley Boulevard and Garnett Avenue. Staff recommends Approval. (Elizabeth Neff, Senior Planner, (210)-207-0119, Elizabeth.Neff@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 3

Filing Date: October 21, 2024

Applicant/Owner: Mark L. Martinez, M3 Developments, INC and Rudy Rendon JR, Onsite Development, LLC

Engineer/Surveyor: ISRO Engineering Services, PLLC

Staff Coordinator: Elizabeth Neff, Senior Planner, (210)-207-0119

ANALYSIS:

Zoning: “MF-33” Multi-Family District

Master Development Plan: NA

Acreage: 5.04

Number of Residential Lots: 31

Number of Non-Residential Lots: 5

Linear Feet of Streets: 1,004

Street Type: Private

ISSUE:

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

Notices: 26 notices 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.