



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: May 22, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

LAND-PLAT-23-11800334 (Smithson Valley 1 Subdivision)

SUMMARY:

Request by Juan Lopez & Maria Lopez, for approval to replat a tract of land to establish Smithson Valley 1, generally located northeast of the intersection of US Highway 281 North and Bulverde Road. Staff recommends Approval. (Stephanie Leef, Planner, (210)-207-8270, Stephanie.Leef@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: April 23, 2024

Owner: Juan Lopez & Maria Lopez

Engineer/Surveyor: Bendicion Engineering, LLC

Staff Coordinator: Stephanie Leef, Planner, (210)-207-8270

ANALYSIS:

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

Master Development Plan: NA

Acreage: 9.395

Number of Residential Lots: 3

Number of Non-Residential Lots: 0

Linear Feet of Streets: 0

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: 11 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.