



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:

SUBJECT:

LAND-PLAT-22-11800626 (Grosenbacher Ranch Unit – 8 & 9)

SUMMARY:

LAND-PLAT-22-11800626: Request by Chesley I. Swann III, Milestone Grosenbacher Development, LTD., for approval to replat and subdivide a tract of land to establish Grosenbacher Ranch Unit – 8 & 9 Subdivision, generally located northeast of the intersection of Grosenbacher Road and West Grosenbacher Road. Staff recommends Approval. (Elizabeth Neff, Senior Planner, (210)-207-0119, Elizabeth.Neff@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: November 20, 2023

Applicant/Owner: Chesley I. Swann III, Milestone Grosenbacher Development, LTD.

Engineer/Surveyor: Pape-Dawson Engineers

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

ANALYSIS:

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

Master Development Plan: MDP #20-11100049, Grosenbacher Ranch, accepted on March 1, 2022.

Acreage: 27.149

Number of Residential Lots: 123

Number of Non-Residential Lots: 4

Linear Feet of Streets: 3,610

Street Type: Public

ISSUE:

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

Notices: 80 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.