



# City of San Antonio

## Agenda Memorandum

**File Number:**  
**{{item.tracking\_number}}**

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**Agenda Item Number:** {{item.number}}

**Agenda Date:** June 28, 2023

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Michael Shannon

**COUNCIL DISTRICTS IMPACTED:**

**SUBJECT:**

LAND-PLAT-21-11800330 (Hunters Ranch Subdivision Unit 19)

**SUMMARY:**

Request by Harry Hausman, Vintage Oaks, LLC, for approval to subdivide a tract of land to establish Hunters Ranch Subdivision Unit 19, generally located southwest of the intersection of Potranco Road and Texas 211. Staff recommends Approval. (Nicole Salinas, Principal Planner, (210)-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** June 13, 2023

**Applicant/Owner:** Harry Hausman, Vintage Oaks, LLC

**Engineer/Surveyor:** Moy Tarin Ramirez Engineers, LLC

**Staff Coordinator:** Nicole Salinas, Principal Planner, (210)-207-8264

**ANALYSIS:**

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

**Master Development Plan:** MDP #20-11100053, Hunters Ranch, accepted on May 28, 2021.

**Acreage:** 20.673

**Number of Residential Lots:** 90

**Number of Non-Residential Lots:** 2

**Linear Feet of Streets:** 3,107

**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).**

**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.