



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: June 28, 2023

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

LAND-PLAT-21-11800331 (Hunters Ranch Subdivision Unit 20)

SUMMARY:

Request by Harry Hausman, Vintage Oaks, LLC., for approval to subdivide a tract of land to establish Hunters Ranch Subdivision Unit 20, generally located southeast of the intersection of Potranco Road and County Road 381. Staff recommends Approval. (Tiffany Turner, Planner, (210)-207-0259, Tiffany.Turner@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: June 12, 2023

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

Engineer/Surveyor: Moy Tarin Ramirez Engineers, LLC.

Staff Coordinator: Tiffany Turner, Planner, (210)-207-0259

ANALYSIS:

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

Master Development Plan: MDP-16-00027.00, Hunters Ranch Subdivision, accepted on May 12, 2017.

Acreage: 11.791

Number of Residential Lots: 87

Number of Non-Residential Lots: 1

Linear Feet of Streets: 2,306.54

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).

Access: Plat 21-11800186, Hunters Ranch Subdivision, Unit 18B, provides access to the proposed project subject to this request. Thus, this plat must be recorded prior to the proposed plat. Plat 21-11800331 may not be recorded until Plat # 21-11800186 is recorded with the Bexar County Clerk's office.

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.