



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: July 12, 2023

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 2

SUBJECT:

LAND-PLAT-21-11800414 (Loan Ranger Capital (IDZ))

SUMMARY:

Request by Robert Aguilar, Loan Ranger Capital Investments Reit, LLC, for approval to subdivide a tract of land to establish Loan Ranger Capital (IDZ) Subdivision, generally located northeast of the intersection of Interstate 10 and South Walters Street. Staff recommends Approval. (Nicole Salinas, Principal Planner, 210-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 2

Filing Date: June 22, 2023

Applicant/Owner: Robert Aguilar, Loan Ranger Capital Investments Reit, LLC

Engineer/Surveyor: ISRO Engineering Service, P.L.L.C.
Staff Coordinator: Nicole Salinas, Principal Planner, 210-207-8264

ANALYSIS:

Zoning: “IDZ” Infill Development Zone
Acreage: 1.493
Number of Residential Lots: 30
Number of Non-Residential Lots: 1
Linear Feet of Streets: 485
Street Type: Private

ISSUE:

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.