



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 6

SUBJECT:

LAND-PLAT-22-11800411 (Torian Village, Unit 3 Subdivision)

SUMMARY:

Request by Richard Mott, Lennar Homes of Texas Land and Construction, LTD, for approval to subdivide a tract of land to establish Torian Village, Unit 3 Subdivision, generally located southwest of the intersection of State Highway 151 and West Military Drive. Staff recommends Approval. (Tiffany M. Turner, Planner, (210)-207-0259, Tiffany.Turner@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 6

Filing Date: June 21, 2023

Applicant/Owner: Richard Mott, Lennar Homes of Texas Land and Construction, LTD.

Engineer/Surveyor: Pape-Dawson Engineers

Staff Coordinator: Tiffany M. Turner, Planner, 210-207-0259

ANALYSIS:

Zoning: “RM-4” Residential Mixed District

Master Development Plan: MDP #20-11100051, Torian Village, accepted on November 3, 2021.

Acreage: 35.634

Number of Residential Lots: 211

Number of Non-Residential Lots: 6

Linerar Feet of Streets: 4,994

Street Type: Public

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.