



# City of San Antonio

## Agenda Memorandum

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

**Agenda Date:** August 9, 2023

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Michael Shannon

**COUNCIL DISTRICTS IMPACTED:** ETJ

**SUBJECT:**

LAND-PLAT-21-11800441 (Arcadia Ridge Phase 3 Unit 9A-2)

**SUMMARY:**

Request by Brian Otto, Meritage Homes, for approval to subdivide a tract of land to establish Arcadia Ridge Phase 3 Unit 9A-2 Subdivision, generally located northeast of the intersection of Caldwell Ranch Road and West Groesenbacher Road. Staff recommends Approval. (Tiffany Turner, Planner, (210)-207-0259, Tiffany.Turner@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** July, 25, 2023

**Owner:** Brian Otto, Meritage Homes

**Engineer/Surveyor:** KFW Engineers

**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 #13-00009, Arcadia Ridge, accepted on January 28th, 2014.

**Acreage:** 18.26

**Number of Residential Lots:** 86

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

**Linear Feet of Streets:** 2,709

**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.