



# City of San Antonio

## Agenda Memorandum

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

---

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

**Agenda Date:** September 13, 2023

**In Control:** Planning Commission Meeting

---

**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Michael Shannon

**COUNCIL DISTRICTS IMPACTED:**

**SUBJECT:**

LAND-PLAT-22-11800115 (Roosevelt Landing Unit 1)

**SUMMARY:**

LAND-PLAT-22-11800115: Request by Stephen Lieux, San Antonio, LD. LLC, Jose L. Guerra JR., Obichi IV, LTD, and Jose L. Guerra JR., 10 Joranamo Investments, LLC, for approval to subdivide a tract of land to establish Roosevelt Landing Unit 1 Subdivision, generally located southwest of the intersection of FM 1937 and Blue Wing Road. Staff recommends Approval. (Elizabeth Neff, Senior Planner, (210)-207-0119, Elizabeth.Neff@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** August, 29, 2023

**Applicant/Owner:** Stephen Lieux, San Antonio, LD. LLC, Jose L. Guerra JR., Obichi IV, LTD, and Jose L. Guerra JR., 10 Joranamo Investments, LLC  
**Engineer/Surveyor:** Moy Tarin Ramirez Engineers, LLC  
**Staff Coordinator:** Elizabeth Neff, Senior Planner, (210)-207-0119

**ANALYSIS:**

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

**Master Development Plan:** MDP #21-11100057, Roosevelt Landing, accepted on July, 25, 2022.

**Acreage:** 40.184

**Number of Residential Lots:** 126

**Number of Non-Residential Lots:** 9

**Linear Feet of Streets:** 6,602

**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.