



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: October 25, 2023

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 6

SUBJECT:

LAND-PLAT-22-11800141 (Black Bear Diner MPCD)

SUMMARY:

Request by Daniel Moore, Black Bear LLC, for approval to subdivide a tract of land to establish Black Bear Diner MPCD Subdivision, generally located southeast of the intersection of State Highway 151 and Ingram Road. Staff recommends Approval. (Clayton Wallace, Planning Coordinator, 210-207-7980, Clayton.Wallace@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 6

Filing Date: October 4th, 2023

Owner: Daniel Moore, Black Bear LLC

Engineer/Surveyor: UP Engineers

Staff Coordinator: Clayton Wallace, Planning Coordinator, 210-207-7980

ANALYSIS:

Zoning: “MPCD” Master Planned Community District

Master Development Plan: 14-00003.02, Monterrey Village Master Planned Community District, accepted on February 29, 2016.

Acreage: 1.853

Number of Residential Lots: 0

Number of Non-Residential Lots: 2

Linear Feet of Streets: 0

Street Type: NA

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.