



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: November 17, 2021

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 10

SUBJECT:

Mustang Oaks Subdivision 20-11800360

SUMMARY:

Request by Blake Harrington, CW-Mustang Oaks, LLC, for approval to replat and subdivide a tract of land to establish Mustang Oaks Subdivision, generally located southeast of the intersection of Jones Maltsberger Road and Redland Road. Staff recommends approval. (Isaac Levy, Planner, 210-207-2736, Isaac.Levy@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: 10

Filing Date: October 19, 2021

Applicant/Owner: Blake Harrington, CW-Mustang Oaks, LLC

Engineer/Surveyor: Pape-Dawson Engineers

Staff Coordinator: Isaac Levy, Planner, (210) 207-2736

ANALYSIS:

Zoning: “MF-18” Limited Density Multi-Family District, “R-6” Residential Single-Family District and “ERZD” Edwards Recharge Zone District

ISSUE:

Aquifer Review: The subject property is located within the Edwards Recharge Zone. The Aquifer Protection and Evaluation Section of the San Antonio Water Systems (SAWS) reviewed the proposed project as indicated in the attached report (ATTACHMENT #2). No significant recharge features were observed on this site. The request meets all of the requirements for development over the recharge zone.

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:

Approval of a Replat and Subdivision plat that consists of 21.61 acre tract of land, which proposes sixty eight (68) of single-family residential lots, three (3) non-single family residential lots, and approximately two thousand six hundred nineteen (2,619) linear feet of public streets.