



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: March 13, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED:

SUBJECT:

LAND-PLAT-22-11800189 (Lucero at Luckey Ranch Unit 1)

SUMMARY:

LAND-PLAT-22-11800189: Request by Pat Vedra, LGI Homes – Texas, LLC, for approval to subdivide a tract of land to establish Lucero at Luckey Ranch Unit 1 Subdivision, generally located southeast of the intersection of US Highway 90 and WT Montgomery 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: February 27, 2024

Applicant/Owner: Pat Vedra, LGI Homes – Texas, LLC

Engineer/Surveyor: Pape-Dawson Engineers

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 #20-11100021, Luckey Ranch South, accepted on November 20, 2020.

Acreage: 32.84

Number of Residential Lots: 113

Number of Non-Residential Lots: 4

Linear Feet of Streets: 9,139.86

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).

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.