



# City of San Antonio

## Agenda Memorandum

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

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

**Agenda Date:** April 10, 2024

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Michael Shannon

**COUNCIL DISTRICTS IMPACTED:** ETJ

**SUBJECT:**

LAND-PLAT-22-11800595 (Millbrook- Unit 2B)

**SUMMARY:**

Request by Richard Mott, Lennar Homes of Texas Land and Construction, LTD., for approval to subdivide a tract of land to establish Millbrook- Unit 2B Subdivision, generally located southwest of the intersection of west Grosebacher Road and State Highway 211. Staff recommends Approval. (Joslyn Fischer, Planner, (210)-207-8050, [Joslyn.Fischer@sanantonio.gov](mailto:Joslyn.Fischer@sanantonio.gov), Development Services Department).

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** March 25, 2024

**Owner:** Richard Mott, Lennar Homes of Texas Land and Construction, LTD.

**Engineer/Surveyor:** Pape- Dawson Engineers  
**Staff Coordinator:** Joslyn Fischer, Planner, (210)-207-8050

**ANALYSIS:**

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

**Master Development Plan:** 21-11100053, McCrary Tract Major Amendment, accepted on November, 16, 2021.

**Acreage:** 8.623

**Number of Residential Lots:** 34

**Number of Non-Residential Lots:** 0

**Linear Feet of Streets:** 2,096

**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.