



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: April 10, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

LAND-PLAT-22-11800486 (Echtle Tract Unit-3)

SUMMARY:

Request by Blake Harrington, Arroyo Cap II-2, LLC., for approval to subdivide a tract of land to establish Echtle Tract Unit-3 Subdivision, generally located southwest of the intersection of US Highway 90 and Masterson Road. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: March 29, 2024

Applicant/Owner: Blake Harrington, Arroyo Cap II-2, LLC.

Engineer/Surveyor: Pape-Dawson Engineers

Staff Coordinator: Jose Garcia, Senior Planner, (210) 207-8268

ANALYSIS:

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

Master Development Plan: 21-11100029, Echtle Tract, accepted on November 18, 2021.

Acreage: 65.754

Number of Residential Lots: 175

Number of Non-Residential Lots: 5

Linear Feet of Streets: 3,912

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.