



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: February 14, 2024

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

LAND-PLAT-22-11800087 (Landon Ridge Unit 2 & 3)

SUMMARY:

Request by Richard Mott, Lennar Homes of Texas Land and Construction, Ltd., and Tom Yantis, Potranco Patience, LLC., for approval to subdivide a tract of land to establish Landon Ridge Unit 2 & 3, generally located northwest of the intersection of Potranco Road and Texas State Highway 211. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: February 1, 2024

Applicant/Owner: Richard Mott, Lennar Homes of Texas Land and Construction, Ltd., and Tom Yantis, Potranco Patience, 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: #19-11100055, Redbird Ranch Subdivision, accepted on April 1, 2021.

Acreage: 29.697

Number of Residential Lots: 146

Number of Non-Residential Lots: 4

Linear Feet of Streets: 3784.55

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.