



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: January 27, 2022

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 4

SUBJECT:

Timms Subdivision Unit 9 20-11800604

SUMMARY:

Request by Paul Kuo, HK Fischer Rd, LLC, and Rudy Munoz, Century Land Holdings II, LLC, for approval to subdivide a tract of land to establish Timms Subdivision Unit 9, generally located southwest of the intersection of Fischer Road and Somerset Road. Staff recommends Approval. (Nicole Salinas, Senior Planner, 210-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: 4

Filing Date: October 27, 2021

Applicant/Owner: Paul Kuo, HK Fischer Rd, LLC, and Rudy Munoz, Century Land Holdings II, LLC

Engineer/Surveyor: LJA Engineering & Surveying, Inc.
Staff Coordinator: Nicole Salinas, Senior Planner, 210-207-8264

ANALYSIS:

Zoning: “R-5” Residential Single Family District

Master Development Plan: MDP #19-11100004, Timms Subdivision, accepted on August 20, 2019.

ISSUE:

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:

Approval of a Subdivision plat that consists of 16.39 acre tract of land, which proposes sixty-seven (67) of single-family residential lots, four (4) non-single family residential lots, and approximately two thousand four hundred thirty-six (2,436) linear feet of public streets.