



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: November 17, 2021

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

Whisper Falls Unit 4C 20-11800173

SUMMARY:

Request by Leslie K Ostrander, Continental Homes of Texas, L.P., for approval to replat and subdivide a tract of land to establish Whisper Falls Unit 4C. Generally located southeast of the intersection of Masterson Road and US Highway 90. Staff recommends Approval. (Joshua T Orton, Planner, 210-207-8050, Joshua.Orton@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: October 28, 2021

Applicant/Owner: Leslie K Ostrander, Continental Homes of Texas, L.P.,

Engineer/Surveyor: Pape Dawson Engineers

Staff Coordinator: Joshua T Orton, 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: 18-00006, Johnson 328, Accepted on July 2, 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 Replat and Subdivision plat that consists of a 20.106 acre tract of land, which proposes one hundred fifteen (115) single-family residential lots, three (3) non single family residential lots and approximately three thousand one hundred thirty two (3,132) linear feet of public streets.