



# City of San Antonio

## Agenda Memorandum

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

**Agenda Date:** January 12, 2022

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Development Services Department

**DEPARTMENT HEAD:** Michael Shannon

**COUNCIL DISTRICTS IMPACTED:** ETJ

**SUBJECT:**

Fischer Tract Unit 3D 20-11800477

**SUMMARY:**

Request by Jason Townsley, KB Home Lone Star, INC, for approval to replat and subdivide a tract of land to establish Fischer Tract Unit 3D Subdivision, generally located northeast of the intersection of Evans Road and Cielo Vista. Staff recommends Approval. (Chris McCollin, Planning Coordinator, (210) 207-5014, Christopher.McCollin@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

**Council District:** ETJ

**Filing Date:** December 14, 2021

**Applicant/Owner:** Jason Townsley, KB Home Lone Star, INC

**Engineer/Surveyor:** Pape Dawson Engineers

**Staff Coordinator: Chris McCollin, Planning Coordinator, (210) 207-5014**

**ANALYSIS:**

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

**Master Development Plan:** 16-10010, Fischer Tract, accepted on November 8, 2021

**ISSUE:**

None.

**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 16.076 acre tract of land, which proposes seventy eight (78) of single-family residential lots, one (1) non-single family residential lots, and approximately two thousand one hundred fifteen (2,115) linear feet of public streets.