



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: May 11, 2022

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

Scenic Crest Unit 2 21-11800326

SUMMARY:

Request by Brian Otto, Meritage Homes of Texas, LLC, for approval to subdivide a tract of land to establish Scenic Crest Unit 2 Subdivision, generally located northeast of the intersection of Boerne Stage Road and Scenic Loop Road. Staff recommends Approval. (Nicole Salinas, Senior Planner, 210-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: April 27, 2022

Applicant/Owner: Brian Otto, Meritage Homes of Texas, LLC

Engineer/Surveyor: Jones Carter

Staff Coordinator: Nicole Salinas, Senior Planner, 210-207-8264

ANALYSIS:

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

Master Development Plan: MDP #19-11100030, Scenic Crest, accepted on December 7, 2020.

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 25.547 acre tract of land, which proposes ninety-eight (98) of single-family residential lots, four (4) non-single family residential lots, and approximately three thousand eight hundred sixty-nine (3,869) linear feet of public streets.