



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: May 25, 2022

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

Abbott Place Phase 2 Unit 2A 21-11800166

SUMMARY:

Request by Brian Otto, Meritage Homes of Texas, LLC, for approval to subdivide a tract of land to establish Abbott Place Phase 2 Unit 2A Subdivision, generally located southeast of the intersection of IH-10 and FM 1518. Staff recommends Approval. (Nicole Salinas, Senior Planner, 210-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: May 10, 2022

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

Engineer/Surveyor: Moy Tarin Ramirez Engineers, LLC

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 #19-11100035, Real Subdivision, accepted on July 30, 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 15.745 acre tract of land, which proposes seventy-two (72) of single-family residential lots, five (5) non-single family residential lots, and approximately three thousand five hundred twenty (3,520) linear feet of public streets.