



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: July 13, 2022

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: District 4

SUBJECT:

Tuscany Villas Enclave 21-11800447

SUMMARY:

Request by Roberto Leal, Leca Construction, LLC., for approval to subdivide a tract of land to establish Tuscany Villas Enclave Subdivision, generally located southwest of the intersection of Loop 410 and US Highway 90. Staff recommends Approval. (Chris McCollin, Planning Coordinator, (210) 207-5014, Christopher.Mccollin@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 4

Filing Date: June 28, 2022

Applicant/Owner: Roberto Leal, Leca Construction, LLC

Engineer/Surveyor: Gomez-Garcia and Associates, INC

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

ANALYSIS:

Zoning: “MF-33” Multi-Family District

Master Development Plan: MDP # 675A, Stablewood Farms, accepted on May 1, 2002.

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 25.953 acre tract of land, which proposes ninety three (93) of single-family residential lots, one (1) non-single family residential lots, and approximately five thousand five hundred fifteen (5,515) linear feet of private streets.