



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: August 10, 2022

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

Kallison Ranch 215 Phase 1 Unit 13D 21-11800357

SUMMARY:

Request by Mark Schendel, PHSA-NW315, LLC, for approval to subdivide a tract of land to establish Kallison Ranch 215 Phase 1 Unit 13D Subdivision, generally located northwest of the intersection of Culebra Road and Kallison Bend. Staff recommends Approval. (Nicole Salinas, Senior Planner, 210-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: July 26, 2022

Applicant/Owner: Mark Schendel, PHSA-NW315, LLC

Engineer/Surveyor: KFW Engineers and Surveying

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 #15-0007, Kallison Ranch 215 Acre Tract, accepted on December 21, 2015.

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 Subdivision plat that consists of 17.90 acre tract of land, which proposes eighty-two (82) of single-family residential lots, six (6) non-single family residential lots, and approximately two thousand nine hundred eighteen (2,918) linear feet of public streets.